BOOK 4195 PAGE 49

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Anita LeMaide	Kimbrough-Kavanaugh	Map 60-2
(NAME:)	(NAME:)	
3212 Moorewood Drive	416 Union Street	Pac. 49
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of TEN AND NO/100 ($10.00) ---------- *DOLLARS*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3354, page 25, Register's Office for Davidson County, Tennessee.

We, Paul H. Morgan and wife, Jeanette K. Morgan, / *have bargained and sold, and by these presents do transfer and convey unto the said* Anita LeMaide, for her sole and separate use, her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 219 on the Plan of Parkwood Estates, Section 2, of record in Book 3300, page 5, Register's Office for said County.

Said Lot No. 219 fronts 78.5 feet on the southeasterly side of Moorewood Drive and extends back 153 feet on the northeasterly line and 149.9 feet on the southwesterly line to a dead line, measuring 62.65 feet thereon.

Being the same property conveyed to Paul H. Morgan and wife, Jeanette K. Morgan, by deed from Kenneth W. Russell and wife, Lydia Russell, of record in Book 3916, page 524, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Anita LeMaide, for her sole and separate use, her *heirs and assigns, forever.*

And we *do covenant with the said* Anita LeMaide *that* we are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as noted above.

And we, Paul H. Morgan and wife, Jeanette K. Morgan, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Anita LeMaide, her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 4th *day of* December, *19* 67, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Paul H. Morgan
Jeanette K. Morgan
Jeanette K. Morgan

This Instrument Was Prepared By
Phillip Saindon (emp)
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

[illegible] 20

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar, *a Notary Public in and for said County and State,* Paul H. Morgan and wife, Jeanette K. Morgan,

*the within named bargainor*S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *this* 4th *day of* December, *19* 67

Nellie T. Weimar *Notary Public*

Commission expires 5/10/70

NELLIE T. WEIMAR NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contcined, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

OAKES-SMITH REALTORS

WARRANTY DEED

FROM

PAUL H. MORGAN, ET UX

TO

ANITA LeMAIDE

98694

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 6 9 14 AM '67

NOTED: BOOK 117 PAGE 793
RECORDING FEE $ 3.00
DEP. REG. M

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

PEDIGO & SAINDON



STATE TAX $ 2.20
PROBATE .50
TOTAL $ 2.70

DEC 6 1967

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID DEC 6 - 1967