BOOK 4196 PAGE 73

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ralph D. Snell and wife,	Ralph D. Snell	
Ruby W. Snell (NAME:)	(NAME:)	
2105 Elliston Place	2105 Elliston Place	Map 92-15-177 Part.
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ($10.00) ----------

Ten and no/100 ---------- *DOLLARS*

and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Wilson-Quick Stores, Inc.

has ~~have~~ *bargained and sold, and by these presents* does *transfer and convey unto the said* Ralph D. Snell and wife, Ruby W. Snell their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in Davidson County, Tennessee, being the southerly parts of lots nos. 4 and 5, and the south part of the west part of lot no. 3 on the plan of A. A. Mellier's Subdivision of part of lot no. 156, Boyd Home Tract and described according to a survey made October 5, 1960, by James A. Hamilton, Jr., Surveyor, as follows: Beginning at an iron pin in the southerly margin of Elliston Place, as now located, at the common original corner of lots nos. 5 and 6; said point being 275 feet west from the westerly margin of 21st Avenue North, as measured along the southerly margin of Elliston Place, as now widened and existing; thence with the line between lots nos. 5 and 6, southeasterly 132.85 feet to an iron pin in the northerly margin of a 10-foot alley; thence with the northerly margin of the said alley, northeasterly 32.1 feet to an iron pin, at angle in said alley, continuing with the northerly margin of said alley, northeasterly, passing the corner of lots nos. 4 and 5, at 18.8 feet, and passing the corner of lots nos. 3 and 4, at 70.9 feet in all a distance of 105.77 feet to an iron pin in the northerly margin of said alley; which point is 8.13 feet southwest from the corner of lots nos. 2 and 3; and which point is 94.13 feet west from the westerly margin of 21st Avenue North, as measured along the margin of said alley; thence northwesterly 88.95 feet to an iron pin; being 3.47 feet west of the common line between lots nos. 2 and 3; and continuing northwesterly 60.5 feet to a point in the southerly margin of Elliston Place, as widened and now existing,

(Property description continued on next page)

This instrument prepared by:

Thomas E. Watts, Jr.
Farris, Evans & Evans
Attorneys at Law
710 Third National Bank Building
Nashville, Tennessee 37219

and as widened by City Ordinance Book 2, page 328, and known as City Ordinance No. 469; thence along the present existing southerly margin of Elliston Place, southwest 157.08 feet to the point of beginning.

Being the same real property conveyed to Wilson-Quick Stores, Inc. by deed from Southern Bell Telephone and Telegraph Company, of record in book 3157, page 351, said Register's Office.

This is unimproved (X) improved ( ) property, known as 2105-2109 Elliston Place (House Number) (Street) Nashville, Tennessee 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 Ralph D. Snell and wife, Ruby W. Snell *their heirs and assigns, forever.*

And Wilson-Quick Stores, Inc. does *covenant with the said* Ralph D. Snell and wife, Ruby W. Snell *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And Wilson-Quick Stores, Inc. does *further covenant and bind* itself, its *heirs and representatives, to warrant and forever defend the title to the said land to the said* Ralph D. Snell and wife, Ruby W. Snell, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand 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.*

WILSON-QUICK STORES, INC.

By: James B. Ragland

James B. Ragland, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

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

Witness my hand and official seal at....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

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

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Dorothy E. Owen, *a Notary Public of the State and County aforesaid, personally appeared* James B. Ragland, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Wilson-Quick Stores, Inc., *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* President.

Witness my hand and seal, at office in Nashville, Tennessee, *this* 4th *day of* December, 1967.

Dorothy E. Owen
Notary Public

DOROTHY E. OWEN NOTARY PUBLIC DAVIDSON COUNTY TENN.

Commission Expires: February 12, 1969

C-760

WARRANTY DEED

$95,000.00

FROM Wilson-Quick Stores, Inc.

TO Ralph D. Snell and wife, Ruby W. Snell

99128

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 8 3 05 PM '67

NOTED: BOOK 117 PAGE 863

RECORDING FEE $ 1.00

DEP. REG. D.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Guaranty Company

DOCUMENTARY 2 INTERNAL REVENUE

DOCUMENTARY 50 CENTS INTERNAL REVENUE

DOCUMENTARY 2 INTERNAL REVENUE

864218

PAID DEC 8 - 1967

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

DEC 8 1967

STATE TAX $ .50
PROBATE
TOTAL $ 1.50