(This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tennessee.)

WARRANTY DEED

BOOK 4208 PAGE 115

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Finis Alvin McBroom et ux	Kimbrough-Kavanaugh & Associates	NCONN
(NAME:)	(NAME:) 416 Union Street	Map 61-14
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee	Pat. 181
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100---------- ($10.00) *DOLLARS* cash in hand paid by the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of a certain indebtedness owing to Kimbrough Kavanaugh & Associates and secured by a deed of trust executed by the grantors hereinafter named of record in Book 3515, page 571, Register's Office for Davidson County, Tennessee; We, JAMES DOUGLAS ANDREWS AND WIFE, KAREN W. ANDREWS, herein called the grantors, *have bargained and sold, and by these presents do transfer and convey unto* ~~the said~~ FINIS ALVIN McBROOM AND WIFE, ANNIE LEE BRAKE McBROOM, hereinafter called the grantees, 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 Lot No. 84 and the north 17 feet of Lot No. 83 on the Map of E. B. Craig's Subdivision of the Crownover Property, of record in Book 894, pages 640 and 641, Register's Office for said County.

Said lot and part of lot adjoin and front together 67 feet on the easterly side of Burrus Street and run back between lines, 155 feet 6 inches on the north line of Lot No. 84 and 154 feet 4 inches, more or less, on the south line of part of Lot No. 83, to a dead line in the rear, measuring 67 feet thereon.

Being the same property conveyed to James Douglas Andrews and wife, Karen W. Andrews, by deed from James E. Thomas and wife, of record in Book 3467, page 623, Register's Office for Davidson County, Tennessee.

This is improved ( ) unimproved ( ) property, known as 3728 Burrus Avenue, Nashville, Tennessee (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 grantees, their *heirs and assigns, forever.*

And we *do covenant with the said* grantees *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.*

And we, the said grantors, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* grantees, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 29 th *day of* January, *19* 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James Douglas Andrews
(James Douglas Andrews)

Karen W. Andrews
(Karen W. Andrews)

BOOK 4208 PAGE 116

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned a Notary Public in and for said County and State, James Douglas Andrews and wife, Karen W. Andrews,

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 Madison, Tennessee. this 30th day of January, 19 68.

Commission expires 4-14-71 James A. Fearn Notary Public

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 contained, 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.....

STATE TAX $ 39.00
PROBATE .50
TOTAL $ 39.50

JAN 30 1968

FELIX Z. WILSON, II
COUNTY REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear, or affirm, that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 15,000 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 30 day of Jan 1968

Notary Public

Commission Expires 4-14-71

WARRANTY DEED

FROM JAMES DOUGLAS ANDREWS ET UX

TO FINIS ALVIN MCBROOM ET UX

RUSH

04158

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 30 12 55 PM '68

RETD. BOOK 118 PAGE 191
RECORDING FEE $ 3.00
DEP. REG. R

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee