BOOK 4214 PAGE 609 FORM NO. WD-1

THIS INSTRUMENT WAS PREPARED BY

Denney, Lackey, Chernau & Castleman, 218 3rd Avenue North, Nashville, Tenn.

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Albert Hyde (NAME)	Fidelity Federal Savings & Loan Association (NAME)	Map 92-13
3804 Elkins Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 125
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	RW

(FOR REGISTER'S USE)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9000.00

Jay Lester Minnick
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF Feb 1968

Notary Public

MY COMMISSION EXPIRES: 1/6/72

(AFFIX SEAL)

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Jay Lester Minnick and wife, Francis Elizabeth Minnick

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALBERT HYDE AND WIFE, GEORGIA E. HYDE

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. 3 of Block 19 on the Plan of Charlotte Park Company's Second Addition to Nashville, as of record in Book 57, pages 160 and 161, Register's Office for said County.

Said Lot No. 3 fronts 50 feet on the northerly side of Elkins Avenue, formerly 2nd Avenue, and runs back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Jay Lester Minnick and wife, Francis Elizabeth Minnick, by deed from B. A. DeBusk and wife, Annabelle C. DeBusk, of record in Book 1453, page 1, said Register's Office.

This is unimproved ( ) improved (X) property, known as 3804 Elkins Avenue, Nashville, Tennessee 37209
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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, unless otherwise herein set out; and we 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 23rd day of February, 1968

Jay Lester Minnick

Francis Elizabeth Minnick

STATE OF TENNESSEE
Davidson County

Personally appeared before me, James T. Patterson, a Notary Public in and for said County and State, the within named Jay Lester Minnick and wife, Francis Elizabeth Minnick,

the 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, Tennessee, this 22nd day of February 1968

Commission expires 10 Feb 69

James T. Patterson
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

$2,000.00 FHA-1459

WARRANTY DEED

FROM

JAY LESTER MINNICK AND WIFE,

FRANCIS ELIZABETH MINNICK

TO

ALBERT HYDE AND WIFE,

GEORGIA E. HYDE

STATE TAX 07089

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 26 3 24 PM '68

NOTE BOOK 118 PAGE 325
RECORDING FEE $ 3.00
DEP. REG. _____

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE TAX $ 23.40
PROBATE .50
TOTAL $ 23.90

FEB 26 1968

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