THIS INSTRUMENT WAS PREPARED BY

Albert G. Morris, 1906 South Street, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mayfair Homes, Inc. (NAME)	Commerce Union Bank (NAME)	Map 91-2
1906 South Street (STREET ADDRESS OR ROUTE NUMBER)	315 Fourth Ave. N. (STREET ADDRESS)	Par 137
Nashville, Tenn. 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,150.00

Rufus L. May
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF January 1968.

William K. Murphee
Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL) My Commission Expires April 27, 1969

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, Rufus L. May and wife, Juanita S. May

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mayfair Homes, Inc., a Tennessee Corporation

successors

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 the northerly 48.0 feet of Lots No. 1 & 3, and the northerly 48.0 feet of the easterly 5.0 feet of Lot No. 5 on the Plan of Block 10, Cherokee Park Subdivision, as of record in Book 161, Page 75, Register's Office for Davidson County.

Said parts of said lots adjoin and front 48.0 feet on the westerly margin of 61st Avenue North, and run back between parallel lines measuring 105.0 feet on each line to a dead line in the rear.

Being the same property conveyed to Rufus L. May and wife, Juanita S. May, by deed from Bunar C. Ellis and wife, Willie D. Ellis, of record in Book 4098, Page 113, Registers Office for said County.

Subject to an indebtedness as evidenced by an instrument of record in Book_____, Page_____ Registers Office for Davidson County, Tennessee

This is unimproved ( ) improved (X) property, known as 1307 61st Ave. N. NASHVILLE TENN.
(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~~ successors 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 4th day of January, 1968

Rufus L. May

Juanita S. May

STATE OF TENNESSEE
Davidson County

BOOK 4220 PAGE 706

Personally appeared before me, Virginia K. Murphree, a Notary Public in and for said County and State, the within named Rufus L. May, and wife, Juanita S. May

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 4th day of January 1968

Commission expires My Commission Expires April 27, 1969

Virginia K. Murphree
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

WARRANTY DEED

FROM
RUFUS L. MAY, ET UX

To
Mayfair Homes, Inc a Tennessee Corporation

09739

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 19 1 59 PM '68

NOTED BOOK 118 PAGE 447
RECORDING FEE $ 3.00
DEP. REG. _____

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Mail Quitclaim Deed to 1906 Sou. Trim. 37212

STATE TAX $ 21.06
PROBATE .50
TOTAL $ 21.56

MAR 19 1968

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