TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr. and Mrs. Richard H. Nicks (NAME)	Guaranty Mortgage Company (NAME)	SD-8838
6616 Beacon Lane (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	BOOK 4222 PAGE 160
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

This instrument prepared by G. H. Todd, 540 River Rouge Drive, Nashville, Tennessee

For and in consideration of the sum of Ten and no/100---------- ----------($10.00)----------DOLLARS

cash in hand paid by Richard H. Nicks and wife, Mary Joyce Nicks

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Todd & Sheets, a partnership composed of G. H. Todd and H. B. Sheets

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said 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. 74 on the Plan of Charlotte Park, Section 26, as of record in Book 3700, page 91, Register's Office for said County.

Said lot fronts 75 feet on the westerly side of Beacon Lane and runs back 218.19 feet on the northerly line and 203.01 feet on the southerly line, to a dead line in the rear on which it measures 76.52 feet.

Being part of the property conveyed to Todd & Sheets, a partnership composed of G. H. Todd and H. B. Sheets, by deed from Reynold Bubis, Trustee, as of record in Book 4067, page 135, said Register's Office.

XXXXXXXX ( ) This is improved (X) property, known as 6616 Beacon Lane, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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.

Whenever 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 20th day of March, 19 68

Todd & Sheets

By: G. H. Todd Partner

By: H. B. Sheets Partner

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, A. M. Tenison, a Notary Public in and for said County and State, the within named G. H. Todd and H. B. Sheets, a partnership, d/b/a Todd & Sheets

the bargainors, 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 20th day of March, 19 68

Commission expires February 16, 1969 Notary Public A. M. Tenison

TENNESSEE TITLE COMPANY

Warranty Deed

FROM [illegible] COUNTY OF NASHVILLE

Todd & Sheets

To

Richard H. Nicks et ux

REGISTER STAMP BELOW

$17,750.00

20th March A. M. Tenison, Notary Public Comm. Expires: 2/16/69

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

GUARANTY MORTGAGE CO. OF NASHVILLE

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

STATE TAX $ 46.02
PROBATE .50
TOTAL $ 46.52

MAR 26 1968

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

10451

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 26 10 35 AM '68

BOOK 4222 PAGE 478
RECORDING FEE $ 3.00
DEP. REG. 5