BOOK 4229 PAGE 974

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold D. St. Clair et ux.	First Federal Savings & Loan Assn.	9D-35330
(NAME:) Poplar Creek Road	(NAME:) 236 Fourth Avenue North	Map 154
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	Par. 17
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Eighteen Thousand Five Hundred and no/100 ($18,500.00) *DOLLARS*

cash in hand paid by Harold D. St. Clair and wife, Sarah E. St. Clair, the receipt of which is hereby acknowledged,

This Instrument Was Prepared By
James W. Pedigo (MB)
Of The Law Firm Pedigo & Salmon
Stahlman Building: Nashville, Tennessee

We, Cecil Lankford and wife, Joyce Marie Lankford,

have bargained and sold, and by these presents do transfer and convey unto the said Harold D. St. Clair and wife, Sarah E. St. Clair, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

A parcel of land in the 9th Civil District of said County and State, on the south side of Poplar Creek Road and being a portion of a 45.70 acre tract conveyed by deed to W. W. Mitchell and wife, Mrs. W. W. Mitchell by J. W. York and wife, Gertrude York, the 10th day of October, 1955, of record in Book 2453, page 471, Register's Office for said County, and surveyed by S. H. Hutchison, May 5, 1956, as follows:
Beginning at a stake with ironwood and sugar maple pointers in Grady McPherson's north line, same being the southwest corner of James Hughes 15-3/16 acre tract; thence with said tract north 2° east 59.50 poles to a small cedar tree; thence north 89° 30' east 7 poles to a stake in a hollow; thence north 1° 45' west 21.50 poles to a point in Poplar Creek Road, the west post of a gate being in line on southern margin of road; thence with J. W. York's south line, south 79° west 36.50 poles to a point in Poplar Creek Road; thence south 2° west passing an iron stake in line on south boundary of Poplar Creek Road, 74 poles to a stake in Grady McPherson's north line, ash and poplar pointers; thence with McPherson's north line, south 88° 30' east 30 poles to point of beginning, containing 15-11/16 acres, being the same more or less, together with the right to the use of water from a spring which is located on a tract of 15-3/16 acres conveyed to James Hughes and wife, Norma Sue Hughes together with the right of ingress and egress thereto.
(This survey includes and excludes a 1/2 acre cemetery known as Jones or Greer Cemetery and a right of way to and from Poplar Creek Road.)
Being the same real property conveyed to Cecil Lankford and wife, Joyce Marie Lankford, by deed from Woodrow W. Mitchell and wife, of record in book 2638, page 321, re-recorded in book 2638, page 567, and corrected in book 2708, page 201, said Register's Office.

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,500.00

Subscribed and sworn to before me, this the 22nd day of April 1966

Affiant

My commission expires: 2-1969
(Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as Poplar Creek Road, 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 Harold D. St. Clair and wife, Sarah E. St. Clair, their *heirs and assigns, forever.*

And we *do covenant with the said* Harold D. St. Clair and wife, Sarah E. St. Clair *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 *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Harold D. St. Clair and wife, Sarah E. St. Clair, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 2nd *day of* April, *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.*

Cecil Lankford

Joyce Marie Lankford

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named Cecil. Lankford and wife, Joyce Marie Lankford,

.....

.....

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 April, 19 68.

....., 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, ..., 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.....

BOOK 4229 PAGE 977

STATE TAX $ 48.10
PROBATE .50
TOTAL $ 48.60

APR 24 1968

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

PLEASE MAIL TO - MR. HAROLD D. ST. CLAIR, 1512 MONTICELLO DRIVE, MADISON, TENN 37115

WARRANTY DEED

FROM
Cecil Lankford et ux.

TO
Harold D. St. Clair et ux.

13862

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 24 3 05 PM '68
BOOK 3478 PAGE 632
RECORDING FEE $ 6.00
DEP. REG. B

Compliments of
GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE