TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James Edward McClanahan	Lovell & Malone, Inc.	Lakewood
115 Riner Drive (NAME)	Uptown Station-P.O.Box 2663 (NAME)	9420 9425
(STREET ADDRESS OR ROUTE NUMBER) Old Hickory, Tennessee 37138	Nashville, Tennessee 37219 (STREET ADDRESS)	Map 53-15 Pal. 14
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

BOOK 4234 PAGE 964

Map 53-16 m.o
Pal. 38

For and in consideration of the sum of - TEN AND NO/100- ($10.00) - - DOLLARS cash in hand paid by JAMES EDWARD McCLANAHAN AND WIFE, IRIS W. McCLANAHAN,

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, BENNIE C. McCLUNG ~~AND WIFE, ROBBIE G. McCLUNG~~ (unmarried)

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: TRACT NO. I: Being Lot No. 20 on the Plan of Dupontonia Park, as of record in Book 2900, page 47, Register's Office for said County. Said Lot No. 20 fronts 160 feet on the southeasterly side of Riner Drive and extends back 206 feet on the easterly line and 206.3 feet on the westerly line, to a dead line in the rear on which it measures 5 feet and is more or less triangular in shape. Being the same property conveyed to Bennie C. McClung and wife, Bobie G. McClung, by deed from The Union Acceptance Corporation, as of record in Book 3101, page 503, Register's Office for Davidson County, Tennessee.

TRACT NO. II: Being a tract marked "Reserved" and shown on the Plan of Dupotonia Park, as of record in Book 2900, page 47, said Register's Office, and lying south and adjoining Lot No. 20 on said Plan. Said "Reserved Tract" fronts 119.2 feet on the easterly side of Riner Drive and extends back 2o6.3 feet on the northeasterly line and 203.1 feet on the southerly line, to a point in the rear and is more or less triangular in shape. Being the same property conveyed to Bennie C. McClungand wife, Robbie G. McClung, by deed from the Union Acceptance Corporation, as of record in Book 3104, page 38, said Register's Office. The said Bobie C. McClung (or Robbie G. McClung) has since died.

The above described property is conveyed subject to restrictions of record in Book 3075, page 533, and conditions set out in Plan of record in Book 2900, page 47, said Register's Office.

This is improved (X) property, known as 115 Riner Drive, Old Hickory, Tennessee 37138 (House Number) (Street) (P. O. Address) (City or Town) (Postal Zone)

Taxes for the year 1968 have been prorated and are hereby assumed by the grantee

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 30th day of April, 19 68.

Bennie C. McClung
(Bennie C. McClung)

~~Robbie G. McClung~~

This instrument was prepared
J. E. Malone, 336 - 4th Ave. North, Nashville, Tennessee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Anne Abernathy, a Notary Public in and for said County and State, the within named Bennie C. McClung ~~and wife, Robbie G. McClung,~~ (unmarried)

the bargainor, with whom I am personally acquainted, and who acknowledged that ~~they~~ he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of April, 19 68

Commission expires August 13, 1969 Notary Public Anne Abernathy

TENNESSEE TITLE COMPANY

16114

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 14 12 16 PM '68
BOOK 1K PAGE 735
RECORDING FEE $ 3.00
DEP. REG.

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

STATE TAX $ 33.28
PROBATE .50
TOTAL $ 33.78

MAY 14 1968

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

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by LOVELL & MALONE, ATTYS.

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

Warranty Deed

FROM
BENNIE C. McCLUNG ~~AND WIFE, ROBBIE G. McCLUNG~~ (unmarried)

To
JAMES EDWARD McCLANAHAN AND WIFE, IRIS W. McCLANAHAN

I swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 12,800.00 which amount is equal to [illegible] the amount which the property [illegible] command[illegible]

[signature]

Subscribed and sworn to before me this the 30th day of April, 1968.

[signature]
Notary Public

My commission expires: 8-13-1969