BOOK 4235 PAGE 228

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14 900.00

Susan Vaughan Arnold
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF April, 1968.

M. V. Barrett
Notary Public

MY COMMISSION EXPIRES: May 2, 1971

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TOM G. COLEMAN, JR., ATTORNEY AT LAW, 1220 STAHLMAN BLDG., NASHVILLE, TENNESSEE
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Berry Wilson et ux (NAME)	Berry Wilson et ux (NAME)	24W-14210
1507 Ferguson Ave. (STREET ADDRESS OR ROUTE NUMBER)	1507 Ferguson Ave. (STREET ADDRESS)	Map 117-8
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	Par 138

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, Susan Vaughan Arnold, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Berry Wilson and wife, Maranda Wilson

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. 177 and the westerly 5 feet of Lot 178 on the Plan of Victoria Place as of record in Book 332, page 10, Register's Office for said County.

Said Lot 177 fronts 60 feet on the south side of Ferguson Avenue and runs back between lines 140 feet to an alley. The westerly 5 feet of Lot 178 fronts on the south side of Ferguson Avenue and runs back between lines 140 feet to an alley.

Being part of the same property conveyed to Susan Vaughan Arnold by deed from Mrs. Hallie D. Vaughan, a widow, as of record in Book 2442, page 329, Register's Office for said County.

This conveyance is made subject to a restriction of record in Book 1031, page 260, whereby W. H. Vaughan et ux conveyed the easterly 55 feet of Lot 178 to Pauline L. Vaughan and Susan F. Vaughan. The westerly 10 feet of said Lot 178 is to remain a driveway for the joint use of the owners of the property herein conveyed and the owners of Lot 177 and the westerly 5 feet of Lot 178, their heirs, successors, and assigns, forever.

This is { } unimproved { } improved property, known as 1507 Ferguson Ave., Nashville, Tennessee
(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 hand s this 22nd day of April, 1968

Susan Vaughan Arnold

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, M. K. Barrett, a Notary Public in and for said County and State, the within named Susan Vaughan Arnold

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29 day of April 19 68.

Commission expires May 2, 1971

M. K. Barrett
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

Mail to Barrett Realty
976 Murfreesboro Rd.
Nashville, Tenn.

WARRANTY DEED

FROM
Susan Vaughan Arnold

TO
Berry Wilson et ux

16217

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 15 9 07 AM 68
NOTE BOOK 118 PAGE 140
RECORDING FEE $ 3.00
DEP. REG. _____

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE TAX $ 38.74
PROBATE .50
TOTAL $ 39.24

MAY 15 1968

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