WARRANTY DEED

BOOK 4243 PAGE 559

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
J.PRESTON CLEMMONS, ET UX (NAME)	GUARANTY MORTGAGE COMPANY (NAME)	Map 146-16
5205 TROUSDALE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	316 UNION STREET (STREET ADDRESS)	Par. 162
NASHVILLE, TENNESSEE 37220 (CITY) (P. O. ZONE) (STATE)	NASHVILLE, TENNESSEE 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 2567, page 403, Register's Office for Davidson County, Tennessee.

We, James K. Wall and wife, Sara Wall,

have this day bargained and sold, and do hereby transfer and convey unto the said

J. Preston Clemmons and wife, Sallie B. Clemmons,

their ~~successors~~, heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 918 on the Plan of Brentwood Hall, Section 9, as of record in Book 2331, page 92, Register's Office for said County, described as follows:

Beginning on the westerly margin of Trousdale Drive at the corner of Lots Nos. 918 and 920; thence with the line between said two lots westwardly 213.6 feet to the corner of Lots Nos. 918, 920, 953 and 955; thence with the line between Lots Nos. 918 and 955, northwardly 45 feet to the corner of Lots Nos. 918 and 955; thence with the line between Lots Nos. 908 and 918 northeastwardly 96 feet to the corner of Lots Nos. 910 and 918; thence with the line between said two lots eastwardly 136.4 feet to the westerly margin of Trousdale Drive; thence with same southwardly 118 feet to the beginning.

Being the same property conveyed to James K. Wall and wife, Sara Wall, by deed from William E. Wade and wife, Ernestene B. Wade, of record in Book 4236, page 104, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 19,000.00

Subscribed and sworn to before me, this the 14th day of JUNE 1968

Affiant J. Preston Clemmons

My commission expires: AUGUST 10, 1969 (Affix Seal)

Notary Public AT LARGE

This is unimproved ( ) improved (X) property, known as 5205 TROUSDALE DRIVE (House Number) (Street) NASHVILLE, TENNESSEE 37220 P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

J. Preston Clemmons and wife, Sallie B. Clemmons,

their ~~successors~~, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

J. Preston Clemmons and wife, Sallie B. Clemmons, their ~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 14th day of June, 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.

James K. Wall

Sara Wall

This Instrument Was Prepared By

Owen W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, SAM B. TINNON, *a Notary Public in and for said County and State,* James K. Wall and wife, Sara Wall,

*the within named 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 14th *day of* June, *19* 68

Sam B. Tinnon
Notary Public
AT LARGE

Commission expires AUGUST 1o, 1969

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

JUN 17 68 CONV 19,000.00
JUN 17 68 S TAX A* 49.40
JUN 17 68 PRTEE A* .50
JUN 17 68 RDEED A* 3.00 * 52.90

A 01774

IDENTIF. REFERENCE

JUN 17 10 16 AM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

JAMES K. WALL, ET UX

TO

J. PRESTON CLEMMONS, ET UX

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON