BOOK 4253 PAGE 974

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Henrietta Starks (NAME)	Henrietta Starks (NAME)	4D-30435
Tulip Grove Road (STREET ADDRESS OR ROUTE NUMBER)	Tulip Grove Road (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of One thousand five hundred and no/100---------- ----------($1,500.00)---------- *Dollars,*

Cash in hand paid by Henrietta Starks, the receipt of which is hereby acknowledged.

This Instrument Was Prepared By
Dewey W. Pedigo
Of The Law Firm Pedigo & Scandon
Stahlman Building: Nashville, Tennessee

I, Alice C. Watkins

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

her

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being TRACT NO. II. Being Lot No. 5 on the division of Andrew Stark property on Tulip Grove Road, approximately 3/4 mile south of Lebanon Pike. Said Lot No. 5 fronts 150 feet on the westerly margin of Tulip Grove Road and runs back westerly 130 feet on the southerly line to the center of an old unnamed county road and runs thence in a direct line N. 33° 52' E. along the center of said old road 220 feet to the west margin of Tulip Grove Road, the point of beginning and containing .22 acres.

Being part of the same real property conveyed to Alice C. WAtkins by deed from All-American Roofing & Construction Company, Inc., and recorded in book 4035, page 406, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

Easements for right of way of an old unnamed county road lying within boundaries of premises.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 1500.00

Subscribed and sworn to before me, this the 24th day of July 1968

Affiant Henrietta Starks

My commission expires: June 6, 1972 (Affix Seal)

Notary Public Mary Emsey

This is improved (X) unimproved ( ) property, known as Tulip Grove Road (House Number) (Street) Nashville, Tennessee 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 Henrietta Starks her *(successors), heirs and assigns forever.* I *covenant that* I am *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 taxes for 1968 which have been prorated and are to be assumed by purchaser.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Henrietta Starks her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 24th *day of* July, 1968, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Alice C Watkins

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Alice C. Watkins

the within named 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* 24th *day of* July, *19* 68

Commission expires June 6, 1972 Mary Ensey *Notary Public*

NOTARY PUBLIC AT LARGE

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 .....

WARRANTY DEED

FROM

Alice C. Watkins

TO

Henrietta Starks

JUL 24 68 CONV *1,500.00
JUL 24 68 S'TAX A* 3.90
JUL 24 68 PR'FEE A* .50
JUL 24 68 W'DEED A* 3.00 * 7.40

A 06453

IDENTIF. REFERENCE

JUL 24 3 58 PM '68

FELIX [illegible] REGISTER
DAVIDSON [illegible] TENN.

Compliments of

Guaranty Title

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