This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

TTC 205448

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
MAP - 92-07 PAR 122	Mr/Mrs Willie L. Cross same as below	New Owners BOOK 4264 PAGE 985
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
11W-5105	2351 Herman Street	PROPERTY IS [XX] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated January 8, 1957, payable originally to R. O. Mallernee, in monthly installments of $55.35, including interest at 6% per annum, said note being secured by a vendor's lien retained in the deed from R. O. Mallernee and wife to Clinton Martin and wife, as of record in Book 2634; page 480,

CLINTON MARTIN and wife, CHRISTINE M. MARTIN, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto WILLIE L. CROSS and wife, MARVELINE J. CROSS,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the northerly part of Lot No. 49 on the Map of J. B. Davis Subdivision, as of record in Book 161, page 123, described as follows:

Beginning at an iron pin located in the southeasterly intersection of the margins of 24th Avenue, North and Herman Street; thence with the southerly margin of Herman Street, north 78°8' east 73.5 feet to an iron pin; thence south 11°49' east 114 feet to an iron pin; thence north 84°18' west 102.5 feet to an iron pin located in the easterly margin of 24th Avenue, North; thence north 2°45' east 107 feet with the easterly margin of 24th Avenue, North, to the point of beginning.

Being the same property conveyed to Clinton Martin and wife, Christine M. Martin, by deed from R. O, Mallernee and wife as of record in Book 2634, page 480.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except as shown above, and for 1968 Metro Taxes, which have been assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 22nd day of August, 1968.

Christine M. Martin

Clinton Martin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4264 PAGE 986

Before me, Helen D. Scott, a Notary Public in and for the State and County aforesaid, personally appeared the within named Clinton Martin and wife, Christine M. Martin,

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 the 22nd day of August, 1968.

My commission expires: May 10, 1971

Helen D. Scott
Notary Public

*5,044.76

STATE OF [illegible]
COUNTY OF [illegible]

A* 13.00
A* .50
A* 3.00 * 16.50

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $5,044.76.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF August, 1968

MY COMMISSION EXPIRES: May 10, 1971 (AFFIX SEAL)

Notary Public

WARRANTY DEED
REF:hs

FROM
CLINTON MARTIN and wife

TO
WILLIE L. CROSS and wife

A 11868

IDENTIF. REFERENCE

[illegible] 12 03 PM '68

[illegible]

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

_____