WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Charles D. Meguiar, Jr. (NAME)	Same (NAME)	52-16
804 Coggin Pass (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	6
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of One ($1.00) - *DOLLARS*

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 Grantee to pay, the principal balance now due, plus future interest, on a certain note, payable to First Federal Savings & Loan Association, as of record in Book 2934, page 393,

I *have bargained and sold, and by these presents do transfer and convey unto the said* Charles D. Meguiar, Jr., and wife, Wanda Kay Meguiar, hereinafter called Grantees, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 52 on the Map of Marlin Meadows, Section 2, as of record in Book 1835, page 127.

Said Lot No. 52 fronts 136 feet on the northwesterly side of Coggin Pass and runs back between lines 147.16 feet on the northeasterly line and 134.3 feet on the southwesterly line to a broken line in the rear on which it measures 139.4 feet.

Being the same property conveyed to Charles D. Meguiar, Jr. by deed from Sarah P. Craig, as of record in Book 4235, page 837.

This is unimproved ( ) improved (X) property, known as 804 Coggin Pass, Madison, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

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 I *do covenant with the said* Grantees *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, Charles D. Meguiar, Jr. *do further covenant and bind* my *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.*

Witness our hands *this* 15th *day of* October, *19*--, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles D. Meguiar, Jr.

Wanda Kay Meguiar

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Katheryne Aldridge, *a Notary Public in and for said County and State, the within named* Charles D. Meguiar and Wanda Kay Meguiar

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* 15th *day of* October, *19* 68.

Katheryne Aldridge, *Notary Public.*

Commission Expires 8/9/70

STATE OF
COUNTY OF

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

the bargainor....., *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*..... *day of*....., *19*.....

....., *Notary Public.*

Commission Expires.....

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.....

BOOK 4278 PAGE 649

WARRANTY DEED

FROM

Charles D. Meguiar, Jr.

TO

Charles D. Meguiar, Jr., and wife, Wanda Kay Meguiar

THIS INSTRUMENT PREPARED BY
HOWELL AND FISHER, ATTORNEYS
401 COURT SQUARE BUILDING
NASHVILLE, TENNESSEE 37201

BY: Stephen North
ATTORNEY

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

Mail to
Charles D. Meguiar, Jr.
804 Coggin Pass
Madison, Tenn. 37115

6.00 *
6.00 B*

A 17195

IDENTIF. REFERENCE

OCT 15 2 36 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OCT 15 68 MISC