Prepared by: William D. Castleman, 218 Third Avenue North, Nashville, Tennessee

BOOK 4318 PAGE 148

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Audrey June Martin	Lovell and Malone, Inc.	Map 61-16
(NAME)	(NAME)	Par 285
1310 Ardee Avenue	Fourth Avenue North	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------
----------($10.00)---------- *Dollars,*
Cash in hand paid by the grantee, Audrey June Martin, and other good and valuable considerations, the receipt of which is hereby acknowledged; including the assumption of unpaid principal balance of a Deed of Trust of record in Book 3720, page 561, Register's Office for Davidson County, Tennessee.

We, Richard A. Woodard and wife, Audrey Roberson Woodard

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

Her *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 33, Block "D" on the Map of Sunnymeade, as of record in Book 974, pages 56 and 57, Register's Office for said County.

Said Lot No. 33 fronts 50 feet on the south side of Ardee Avenue and runs back between parallel lines, 140 feet to a dead line.

Being the same property conveyed to Richard A. Woodard and wife, Audrey Roberson Woodard, by deed from Russell E. Wheeler and wife, Nellie W. Wheeler, as of record in Book 3702, page 239, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 17,003.51

Subscribed and sworn to before me, this the 15th day of Affiant

March, 1972.

My commission expires: Jan 21st 1971 (Affix Seal) Notary Public

This is { unimproved / improved (X) } property, known as 1310 Ardee Avenue (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 thereto belonging to the said
Audrey June Martin
her *(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.*
We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Audrey June Martin
her
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s *this* 16th *day of* March 69 *, 19 , the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard A. Woodard

Audrey Roberson Woodard

Audrey Roberson Woodard

STATE OF ~~TENNESSEE~~ Indiana)
COUNTY OF ~~DAVIDSON~~ Marion)

Personally appeared before me, Doris M. Greer, *a Notary Public in and for said County and State,* Richard A. Woodard and wife, Audrey Roberson Woodard

*the within named 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 Indianapolis, Ind. *this* 10th *day of* March, *19*69.

Doris M. Greer
Notary Public

Commission expires 8-17-69

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 .....

MAR 18 69	CONV	12,003.51				
MAR 18 69	S'TAX		A*	31.20		
MAR 18 69	PR'FEE		A*	.50		
MAR 18 69	W'DEED		A*	3.00	*	34.70

A 34076

WARRANTY DEED

FROM

Richard A. Woodard, Et Ux

TO

Audrey June Martin

IDENTIF. REFERENCE

MAR 18 9 47 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

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

Mail to: Inglewood Realty Co., 3805 Gallatin Road, Nashville, Tennessee