BOOK 4318 PAGE 496 PREPARED BY: Howard F. Butler,
Attorney at Law
1406 Nashville Bank & Trust Bld

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
Mrs. Mary Thomas Dixon	Mrs. Mary Thomas Dixon	Map 42-15
(NAME)	(NAME)	
211 Beverly Drive	211 Beverly Drive	Par. 123
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tenn. 37115	Madison, Tenn. 37115	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of ----------One and NO/100---------

($1.00)---------- *DOLLARS*
(and decree of the Fourth Circuit Court, Docket No. 49447)
cash in hand paid by Mary Thomas Dixon, the receipt of which is hereby acknowledged,

I, William Earl Dixon,

have bargained and sold, and by these presents do transfer and convey unto the said Mary Thomas Dixon, her all my interest in and to *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Lot No. 51 on the Plan of Blair Heights, Section III, as of record in Book 2133, page 104, Register's Office for Davidson County, Tennessee. Said Lot No. 51 fronts 100 feet on the easterly side of Beverly Drive, and runs back 279.93 feet on the southerly line, and 341.9 feet on the northerly line, which is a broken line, to a dead line in the rear, on which it measures 153.9 feet.

Being the same property conveyed to William E. Dixon and wife, Mary B. Dixon, by deed from J. W. Blair and wife, Betty E. Blair, of record in Book 2346, page 635, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 211 (House Number) Beverly Drive (Street), Madison, Tenn. 37115 (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 Mary Thomas Dixon, her *heirs and assigns, forever.*

And I *do covenant with the said* Mary Thomas Dixon *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, William Earl Dixon, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Mary Thomas Dixon her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 6 *day of* March, 19 69, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William Earl Dixon

BOOK 4318 PAGE 497

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible], a Notary Public in and for said County and State,

William Earl Dixon

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of March, 1969.

[illegible] Notary Public

Commission expires November 1, 1972.

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 19 MISC B* 3.00 * 3.00

WARRANTY DEED

FROM

WILLIAM EARL DIXON

TO

MARY THOMAS DIXON

A 34229

IDENTIF. REFERENCE

MAR 19 10 47 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE