This deed prepared by L. M. Wood, Attorney, 921 Stahlman Bldg., Nashville, Tennessee

BOOK 4322 PAGE 993

WARRANTY DEED **ATTORNEYS TITLE COMPANY**

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William T. Maggart	First Federal Savings & Loan Ass'n.,	M 51-3
(NAME)	(NAME)	
416 Norman Drive	4th & Union	Par. 67
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tennessee	Nashville, Tennessee	M.P.
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of $10.00) -

- - - - - - - - - - - - - - - - - Ten & no/100 - **DOLLARS**

cash in hand paid by William T. Maggart, Sr., and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the further consideration of the assumption by the said William T. Maggart, Sr., of an unpaid balance in the amount of $8905.02 due First Federal Savings & Loan Ass'n. of Nashville, Tennessee, as evidenced by a note and deed of trust of record in Book 2520, page 613, Register's Office for Davidson County, Tennessee,

I, Zela M. Maggart, a widow

have bargained and sold, and by these presents do transfer and convey unto the said William T. Maggart, Sr., his

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 7 on the Map of a Revision of Part of Blair Heights, Section One, as of record in Book 2083, page 63, Register's Office for Davidson County, Tennessee.

Said lot No. 7 fronts 121.5 feet on the south side of Norman Drive and runs back between lines 327.8 feet on the east line and 333.6 feet on the west line to a dead line in the rear on which it measures 121.5 feet.

Being the same property conveyed to E. T. Maggart and wife, Zela M. Maggart by deed from Graham B. Boyce, Substitute Trustee of record in Book 4195, page 132 Register's Office for Davidson County, Tennessee, the said E. T. Maggart having since died.

This conveyance is made subject to any and all restrictive covenants and easements applicable to the above described property.

This is unimproved ( ) improved (X) property, known as 416 Norman Drive (House Number) (Street) P. O. Address: Madison Tennessee (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William T. Maggart, Sr., his **heirs and assigns, forever.**

And I **do covenant with the said** William T. Maggart, Sr. **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.**, except as hereinabove referred to.

And I, Zela M. Maggart **do further covenant and bind** myself, my **heirs and representatives, to warrant and forever defend the title to the said land to the said** William T. Maggart, Sr., his **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness my **hand** **this** 6th **day of** March, **19**69

Zela M. Maggart

Zela M. Maggart

[redacted]

STATE OF TENNESSEE
~~Davidson~~ County
Sumner

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Zela M. Maggart, a widow

the 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 Westmoreland, Tennessee, this 6 day of March 19 69

Commission expires 2-15-72

Marjorie Rhoades
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

IDENTIFICATION REFERENCE
APR 1 69 PM '69
FELIX Z. ELLIS, REGISTER
DAVIDSON COUNTY, TENN.

A 36007

FILE: C. A. Lillard & Co.

WARRANTY DEED

FROM

Zela M. Maggart, a widow

TO

William T. Maggart, Sr.

The actual consideration for this transfer or value of property(whichever is greater) is $12,905.02. This is equal to or greater than the property would bring at a fair and voluntary sale. Zela M. Maggart

Zela M. Maggart

Sworn to and subscribed before me this the 6 day of March, 1969.

Marjorie Rhoades
Notary Public
My com. expires 2-15-72

APR-3[illegible]	CONV	12,905.02			
APR-3[illegible]	S'TAX		A*	33.54	
APR-3[illegible]	PR'FEE		A*	.50	
APR-3[illegible]	W'DEED		A*	3.00	* 37.04

Sales..Rentals..Loans..Insurance
C. A. Lillard & Co.
REAL ESTATE
405 Commerce Union Bank Bldg.
Phone 5-8588 Nashville, Tenn.