TENNESSEE TITLE COMPANY

BOOK 4333 PAGE 713

ADDRESS NEW OWNER(S) AS FOLLOWS:
Nick Stuart, agent
(NAME)
2508 Jefferson Street
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee 37208
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO:
Nick Stuart, agent
(NAME)
2508 Jefferson Street
(STREET ADDRESS)
Nashville, Tennessee 37208
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
12 W-14570

This instrument was prepared by
Mose J. Davie, atty.
1026 4th Avenue N.
Nashville, Tenn.

For and in consideration of the sum of four thousand dollars ($4,000.00) DOLLARS

cash in hand paid by Nick Stuart, agent

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, I, Margaret L. Warden

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 174 on the Plan of Neill S. Brown's Addition to East Nashville, as of record in Book 57, page 50, Register's Office for said County.
Said Lot No. 174 fronts 50 feet on the westerly side of North 9th Street, and runs back between parallel lines 170 feet to an alley.
Being property vested as hereinabove set out.
Being the same property conveyed to Margaret L. Warden by deed from, Goldie Douglas Bell, as of record in Book 4332, page 160, Register's Office for Davidson County, Tennessee.

I hereby swear or affirm that the actual consideration for this transfer, whichever is greater, is $4000.00.
Subscribed and sworn to before me this 16 day of May, 69
Theodore Lewis
Deputy Register / Notary Public
A. Gentry

This is improved (X) property, known as 304 North 9th Street, Nashville, Tennessee 37206
(House Number) (Street) P. O. Address: (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 GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our 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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 16th day of May, 1969.
Margaret L. Warden

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Theodore Lewis, a Notary Public in and for said County and State, the within named Margaret L. Warden, the bargainors, 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 Nashville, Tennessee, this 16th day of May, 19 69

Commission expires 5/12/70 Notary Public Theodore Lewis

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
Margaret L. Warden
TO
Nick Stuart
REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

MAY 16 68	CONV	*4,000.00				
MAY 16 68	S'TAX		A*	10.40		
MAY 16 68	PR'FEE		A*	.50		
MAY 16 68	W'DEED		A*	3.00	*	13.90

A 40867

IDENTIF. REFERENCE

MAY 16 2 44 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.