WARRANTY DEED

BOOK 4336 PAGE 145

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bertie Lee Birdine, et. al.	SAME	Map 118-1
(NAME)	(NAME)	Par. 54
1410 Dallas Avenue		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		Pd
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Eleven thousand and no/100---------- ------($11,000.00)---------- *Dollars,*
Cash in hand paid by Bertie Lee Birdine and Easter Clemons, receipt of which is hereby acknowledged,

We, Albert May and wife, Lonnye Hays May *have this day bargained and sold, and do hereby transfer and convey unto the said* Bertie Lee Birdine and Easter Clemons, their (successors), heirs and assigns, *certain real estate in Davidson County, Tennessee, as follows:*

BEING Lot No. 15 on the map of Victoria Place, as of record in Book 332, page 10, Register's Office for Davidson County, Tennessee.

SAID Lot No. 15 fronts 62.5 feet on the north side of Dallas Avenue; and runs back 147.3 feet on the west line and 152.6 feet on the east line, to a dead line and is 62.9 feet wide in the rear.

BEING the same property conveyed to Albert May and sister, Annie May, by deed from E. C. Scruggs, Trustee, of record in Book 389, page 83, and Annie May conveyed her interest in said property to Albert May, by deed of record in Book 494, page 553, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $11,000.00

Subscribed and sworn to before me, this the 26th day of May 19 69.

Affiant

My commission expires: 2-16-71 (Affix Seal)

Notary Public

This is (unimproved) (improved (X)) property, known as 1410 Dallas Avenue, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Bertie Lee Birdine and Easter Clemons, their (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* Bertie Lee Birdine and Easter Clemons, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 19th day of May, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Albert May

Lonnye Hays May
by Albert May, Attorney in fact

This Instrument Prepared By:
Rebecca Thomas, Attorney
Court Square Bldg.
300 James Robertson Parkway
Nashville, Tennessee

TENNESSEE TITLE COMPANY

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Rebecca Thomas, *a Notary Public in and for said County and State,* Albert May

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* 26th *day of* May, *1969.*

Rebecca Thomas *Notary Public*

Commission expires 2-16-71.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

MAY26'69 CONV 11,000.00
MAY26'69S TAX A* 28.60
MAY26'69PR FEE A* .50
MAY26'69 DEED A* 3.00 be * 32.10

Before me, ... *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and upon oath, acknowledged* ..... *self* ..... *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 .....

STATE OF NEW JERSEY
COUNTY OF Camden

On this 16th day of May, 1969, before me personally appeared A. J. May, to me known to be the person who executed the foregoing instrument in behalf of Lonnye Hays May and acknowledged that he executed the same as the free act and deed of said Lonnye Hays May.

Witness my hand at Haddon Heights, New Jersey, on this 16th day of May, 1969.

Notary Public

My Commission Expires: Nov. 20, 1974

WARRANTY DEED

FROM
Albert May, et.ux.
TO
Birtie Lee Birdine, et.al.

A41964
A41964
IDENTIF. REFERENCE

MAY 26 2 08 PM '69
FELIX Z. WILSON JR. 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