BOOK 4336 PAGE 177

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF May, 19 69.

Notary Public

MY COMMISSION EXPIRES: 3-15-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

J. J. Foley, Jr., Attorney - 105 Stahlman Building - Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Albert S. Jackson (NAME)	First & Mid-South Mortgage Co. (NAME)	Map 149-4
2636 Somerset Drive (STREET ADDRESS OR ROUTE NUMBER)	410 Russell Street (STREET ADDRESS)	P.C. 217
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Charles Faxon Elliott and wife, Linda C. Elliott

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Albert S. Jackson and wife, Rose G. Jackson

HEREINAFTER CALLED THE 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. 326, Edge-O-Lakes Estates, Section 9, as of record in Book 3700, page 131, Register's Office for said County.

Said Lot No. 326 fronts 82.68 feet along the easterly margin of Somerset Drive and runs back 184.43 feet on the northerly line and 150 feet on the southerly line to a line at the rear measuring 82.81 feet thereon.

Being the same property conveyed to Charles Faxon Elliott and wife, Linda C. Elliott, by deed from Thurman Home Building Corporation, of record in Book 4277, page 200, Register's Office for Davidson County, Tennessee.

As a part of the consideration herein the grantees have assumed and agreed to pay the remaining unpaid balance of a certain note which is secured by a deed of trust executed by the grantors herein to Franklin G. Clark, Trustee, of record in Book 4277, page 202, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictions as of record in Book 4145, page 195, Register's Office for Davidson County, Tennessee, and the Plan of record in Book 3700, page 131, said Register's Office, which shows an owner's certificate, a 30 foot minimum building setback line from Somerset Drive and a 10 foot easement for public utility and drainage purposes along the rear line of said lot, and a 2.5 x 25 foot utility anchor easement on the southwesterly corner of said lot.

unimproved ( ) This is improved (X) property, known as 2636 Somerset Drive (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 12th day of May, 1969

_____

_____

BOOK 4336 PAGE 178

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles Faxon Elliott and wife, Linda C. Elliott

the bargainorS, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 19th day of May 19 69

Commission expires 5-15-72

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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

WARRANTY DEED

FROM

Charles Faxon Elliott and wife,

Linda C. Elliott

TO

Albert S. Jackson and wife,

Rose G. Jackson

A 41978

IDENTIF. REFERENCE

MAY 26 2 22 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY26'69	CONV	26,300.00			
MAY26'69	S'TAX		A*	68.38	
MAY26'69	PR'FEE		A*	.50	
MAY26'69	W'DEED		A*	3.00	* 71.88