Address: Helen Caldwell
6021 Post Road
Nashville, Tennessee 37205

1969 Parcel No. 8D-74335
Map # 116-13-83

BOOK 4312 PAGE 115

Prepared by: Frank King
American Nt. Bldg
Nash. Tenn.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE and 00/100 ($1.00) DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create in Helen McCormick Caldwell an absolute fee in the subject real estate, We, Edward S. Caldwell and wife, Helen McCormick Caldwell,

have bargained and sold, and by these presents do hereby transfer and convey unto Frank S. King, Jr., , Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

Being Lot No. 49 on the Plan of Harding Park, of record in Book 2331, page 120, Register's Office for said County.

Said Lot No. 49 fronts 135 feet on the east side of Post Road and runs back between lines, 203.8 feet on the north line and 198.6 feet on the south line to the west right-of-way line of the N. C. & St. L. Railroad on which it measures 95 feet.

Being the same property conveyed to Edward S. Caldwell and wife, Helen McCormick Caldwell, by deed from James E. Adams, of record in Book 2638, page 111, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And we do covenant with the said Frank S. King, Jr., , Trustee, that we are lawfully seized and possessed of said land in fee simple, and have a good right to convey it.

And we, Edward S. Caldwell and wife, Helen McCormick Caldwell, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Frank S. King, Jr., Trustee, his successors and assigns, against the lawful claims of all persons whomsoever.

And now, I, the said Frank S. King, Jr., Trustee, for and in consideration of the sum of ONE and 00/100 ($1.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby transfer and convey unto Helen McCormick Caldwell, for her sole and separate use free from the marital contract of her present husband or any future husband, , her heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances estate, title and interest thereto belonging, to the said Helen McCormick Caldwell, as set out herinabove , her heirs and assigns, forever.

And I do covenant with the said Helen McCormick Caldwell , that I am lawfully seized and possessed of said land and have a good right to convey it.

And I, Frank S. King, Jr. , Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to the said land only as to such title coming through or by me from the grantees herein, to the said Helen McCormick Caldwell, for her sole and separate use, free from the marital contract of her present husband or any future husband, , her heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 11th day of June, 1969.

Edward S. Caldwell

Helen McCormick Caldwell

Frank S. King, Jr., Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Joseph A. Caldwell, a Notary Public in and for said County and State, the within named, Edward S. Caldwell and wife, Helen McCormick Caldwell, 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 11th day of June, 1969

Joseph A. Caldwell
Notary Public.

My commission expires: July 26, 1971

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ann Williams, a Notary Public in and for said County and State, the within named Frank S. King, Jr., Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 11th day of June, 1969

Ann Williams
Notary Public.

My commission expires: October 29, 1969

Deed

From: EDWARD S. CALDWELL et ux

to: FRANK S. KING, JR. Trustee.

AND

From: FRANK S. KING, JR. Trustee.

to: HELEN McCORMICK CALDWELL

A 44369

IDENTIF. REFERENCE

JUN 13 2 55 PM '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

I hereby swear or affirm that the actual consideration or true value for the transfer, whichever is greater, is $20,000.00. Affiant Ann Williams
Subscribed and sworn to before me this 13 day of June 1969

Deputy Register B Rumble

JUN 13 69	CONV	20,000.00			
JUN 13 69	CONV	20,000.00			
JUN 13 69	S'TAX		B*	52.00	
JUN 13 69	S'TAX		B*	52.00	
JUN 13 69	PR'FEE		B*	.50	
JUN 13 69	W'DEED		B*	3.00	* 107.50