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This instrument prepared by:
Richard D. Taylor, Attorney
Court Square Building
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
William G. Wilkins & wife (NAME)	J. F. Kislak Mtg. Corp. (NAME)	Map 117-4
2610 Oakland Avenue (STREET ADDRESS OR ROUTE NUMBER)	1101 Brickell Ave. (STREET ADDRESS)	Par. 95
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Miami Fla. (CITY) (ZONE) (STATE)	Pd

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00)---------- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged,

WE, HOWARD D. DERRICK, JR., & wife, CONSTANCE EATON DERRICK

have this day bargained and sold, and do hereby transfer and convey unto the said WILLIAM G. WILKINS & wife ELLA R. WILKINS their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the southerly five (5) feet of lot No. 193 and the northerly forty-five (45) feet of lot No. 194 on the BELMONT LAND COMPANY'S Plan of Lots called BELMONT HEIGHTS as of record in Book 421, page 34, Register's Office for said county, more particulary described as follows:

Said southerly part of Lot No. 193 and the northerly part of Lot No. 194 front together fifty (50) feet on the easterly side of Oakland Avenue and run back between parallel lines one hundred seventy-five (175) feet to an alley.

Being the same real property conveyed to Howard D. Derrick, Jr. & wife Constance Eaton Derrick by deed from James A. Carney & wife Edith A. Carney, of record in Book 3613, page 100, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12500.00

Subscribed and sworn to before me, this the 21st day of July 1969

William G. Wilkins
Affiant

My commission expires: April 26, 1971 (Affix Seal)

Jo Ann Smith
Notary Public

This is Improved (X) property, known as 2610 (House Number) Oakland Avenue (Street), Nashville (P. O. Address:), Tennessee (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said WILLIAM G. WILKINS & wife ELLA R. WILKINS 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 WILLIAM G. WILKINS & wife ELLA R. WILKINS their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 21st day of July, 1969, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Howard D. Derrick Jr.
HOWARD D. DERRICK, JR.

Constance Eaton Derrick
CONSTANCE EATON DERRICK

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned *a Notary Public in and for said County and State,* HOWARD D. DERRICK, JR. & wife CONSTANCE EATON DERRICK

the within named 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* 21st *day of* July, *19*69.

Commission expires April 26, 1971 Jo Ann Smith *Notary Public*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

WARRANTY DEED

FROM

HOWARD D. DERRICK, JR. & wife
AND
CONSTANCE EATON DERRICK

TO

WILLIAM G. WILKINS & wife

ELLA R. WILKINS

A 48551

IDENTIF. REFERENCE

JUL 24 12 14 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL24'69	CONV	12,500.00				
JUL24'69	ST TAX		A*	32.50		
JUL24'69	RT FEE		A*	.50		
JUL24'69	WTFEEB		A*	3.00	*	36.00

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Return to Attorney D. Patterson &
2410 Sutherland Lane
Nashville, Tennessee