WARRANTY DEED

BOOK 4356 PAGE 410

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mandell Cypress, Trustee (NAME)	Mandell Cypress, Trustee (NAME)	Map. 148
1600 Hayes (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 14.2
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Pwd

For and in Consideration of the sum of

TEN AND NO/100 ($10.00)----------*DOLLARS*

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, JOHNNY T. CLOUSE and wife, CORA GREEN CLOUSE,

have bargained and sold, and by these presents do transfer and convey unto the said MANDELL CYPRESS, TRUSTEE, with full power to sell, transfer, convey and encumber, without the joinder of any beneficiary, his successors ~~and~~ heirs *and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 5th, formerly the 7th, Civil District of Davidson County, Tennessee, described as follows:

Beginning at an iron pin in the northerly margin of Wallace Road, at the southeast corner of the property conveyed to W. A. Rainey and wife, by deed from G. T. Webb and wife, of record in book 4230, page 904, Register's Office for said County; thence with the eastern boundary line of said Rainey's property and the eastern boundary line of the property conveyed to Boone Sullivan and wife, by deed from G. T. Webb and wife, of record in book 4230, page 900, North 7° 30' West 348 feet to an iron pin; thence North 61° 40' East, 100 feet to an iron pin; thence South 15° 50' East 348 feet to an iron pin in the northerly margin of said Wallace Road; thence with same westerly 150 feet to the beginning, containing one acre, more or less.

Being the same property conveyed to Johnny T. Clouse and wife, Cora Green Clouse, by deed from G. T. Webb and wife, of record in book 4193, page 401, Register's Office for said County, and as corrected in book 4224, page 708, said Register's Office.

This instrument prepared by:
Edwards, Schulman, McCarley,
Hollins & Pride
900 American Trust Building
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 5,500.00

Subscribed and sworn to before me, this the 8 day of August, 1969

Affiant

[redacted]
(Official Capacity)

A. Gentry
(Deputy Register)

AUG-8	CHNV	*5,500.00			
AUG-8	S'TAX		A*	14.30	
AUG-8	RECFEE		A*	.50	
AUG-8	WDEED		A*	4.50	* 19.30

This is unimproved (X) improved ( ) property, known as 1 (House Number) Wallace Road (Street), Nashville P. O. Address:, Tennessee (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MANDELL CYPRESS, TRUSTEE, with full power to sell, transfer, convey and encumber, without the joinder of any beneficiary, his successors ~~xxxx~~ *heirs and assigns, forever.*

And we *do covenant with the said* Mandell Cypress, Trustee, *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.*, except by taxes for the year 1969, which have been prorated and assumed by the Grantee.

And we, Johnny T. Clouse and wife, Cora Green Clouse, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Mandell Cypress, Trustee, his successors ~~xxxx~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 5 *day of* August, *19* 69, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Johnny T. Clouse

Johnny T. Clouse

Cora Green Clouse

Cora Green Clouse

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Annie George, a Notary Public in and for said County and State, the within named Johnny T. Clouse and wife, Cora Green Clouse,

the bargainor S., 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 8th day of August, 19 69.

Annie George, Notary Public.

Commission Expires 5-23-73.

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that ..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

FILED AND RECORDED
DAVIDSON COUNTY, TENN.
AUG 8 3 03 PM '69

IDENTIFICATION REFERENCE
A 5 0 2 8 8.

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 ...., being authorized so to do, executed the foregoing instrument for the purposes 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.....