BOOK 4358 PAGE 927

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joe H. Wiggins (NAME:)	Home Federal Savings & Loan Assn. (NAME:)	W26-6395
515 32nd Avenue, South (STREET ADDRESS OR ROUTE NUMBER)	710 Gallatin Rd. (STREET ADDRESS)	Map 104-6
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 216

M.O.

For and in Consideration of the sum of Ten ($10.00) -

Ten & 00/100 - *DOLLARS*

and other good and valuable considerations, and subject to a first mortgage of $10,400.00, payable to the Home Federal Savings and Loan Association, secured by deed of trust recorded in Book 3592, page 267, Register's Office, Davidson County, Tennessee.

The Seller Mary McSmith, also transfer to Joe H. Wiggins all their right, title and interest in and to the escrow fund in the hands of Home Federal Savings and Loan Association.

I, Mary Mc Smith, have bargained and sold, and by these presents do transfer and convey unto the said Joe H. Wiggins

his *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. 82 on the unrecorded map of R. W. Grizzard's Sibdivision of a part of the Bosley Tract, and described according to a copy of a survey thereof made by Cantrel, Connell and Morrison, Engineers, dated September 23, 1952, as follows:

Beginning at a point in the westerly margin of Orient Circle at the corner of Lots 81 and 82, said point being 477.5 feet south of the south margin of Marlborough Avenue as measured around a curve of the Orient Circle; thence with the lines between Lots 81 and 82, 150 feet to an alley; thence with the margin of said alley southerly 47.5 feet to a point at the corner of lots 82 and 83; thence with the line between said lots easterly 150 feet to the westerly margin of Orient Circle; thence with the margin of the same northerly 75 feet to the point of beginning.

Being the same real property conveyed to Mary Mc Smith, by deed from Joseph H. Rutherford and wife, Mary Call Rutherford, of record in Book 4075, page 915, Register's Office for said County.

This instrument prepared by Margaret P. Yates, 408 Union Street, Nashville, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 14,833.33

Subscribed and sworn to before me, this the 15 day of August 19 1969

Mary Mc Smith
Affiant

My commission expires: _____
(Affix Seal)

Notary Public

AUG 20 68	CONV	14,833.37				
AUG 20 68	S'TAX		A*	38.48		
AUG 20 68	PR'FEE		A*	.50		
AUG 20 68	W'DEED		A*	4.50	*	43.48

unimproved ( )
This is improved (X) property, known as 515 32nd Avenue, South (House Number) (Street) Nashville, Tennessee P. O. Address: (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 Joe H. Wiggins, single *his heirs and assigns, forever.*

And I *do covenant with the said* Joe H. Wiggins *that* I *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I *do further covenant and bind* my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Joe H. Wiggins *his heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 15 *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.*

Mary Mc Smith

BOOK 4358 PAGE 929

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Martha Heggie, a Notary Public in and for said County and State, the within named Mary Mc. Smith

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

Witness my hand and official seal at Nashville, Tennessee, this 15 day of August, 19 69.

Martha Heggie, Notary Public.

Commission Expires COMMISSION EXPIRES JANUARY 24, 19[illegible].

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

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, , 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 .

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.
AUG 20 11 32 AM '69

IDENTIFICATION REFERENCE

A 5 1 4 0 0