This instrument was prepared by Clyde P. Holland, Attorney. Law firm of Warfield, Entrekin & Jones, Third National Bank Bldg., Nashville, Tenn. 37219

WARRANTY DEED

BOOK 4359 PAGE 940

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Milton B. Jackson, et ux (NAME)	First & Mid-South Mortgage Co. (NAME)	
245 Eisenhower Drive (STREET ADDRESS OR ROUTE NUMBER)	410 Union Street (STREET ADDRESS)	Map 134-13 Pc. 84
Nashville, Tennessee 32711 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100---------- ----------($10.00)---------- *Dollars,*

Cash in hand paid by Milton B. Jackson and wife, Brenda W. Jackson, and other good and valuable considerations, the receipt of which is hereby acknowledged,

Maurice Karr, Trustee, has

XXXthis day bargained and sold, and do hereby transfer and convey unto the said

Milton B. Jackson and wife, Brenda W. Jackson, their

XXXXXX *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 171 on the Plan of Section IV, Kenilworth Estates, of record in Book 3300, page 34, 35 and 36, Register's Office for said County and described as follows:

SAID Lot 171 fronts 68.2 feet on the southerly side of Eisenhower Drive and extends back between lines 159.3 feet on the easterly line and 157.8 feet on the westerly line to a broken line at the rear of 3 segments measuring 100.2 feet thereon; said rear line being the northerly margin of the right-of-way of a proposed Highway.

BEING part of the same property conveyed to Maurice Karr, Trustee by deed from Martin Zeitlin, Trustee of record in Book 3704, page 39, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Restrictive Covenants of record in Book 3316, page 35 and amended in Book 3343, page 293, Register's Office for Davidson County, and the Plan of record in Book 3300, pages 34, 35 and 36, which gives conditions of owners certificate, a 10-foot utility easement along broken rear line, a 30-foot minimum building setback line from Eisenhower Drive, a 2.5 x 25 foot utility anchor easement at each front corner.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 19,300.00

Subscribed and sworn to before me, this the 22nd day of August 19 69

Affiant

My commission expires: 1-27-72 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 245 Eisenhower Drive (House Number) (Street) Nashville (P. O. Address) Tenn. 37211 (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Milton B. Jackson and wife, Brenda W. Jackson, their

XXXXX

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except for current taxes and as shown above.

I *further covenant and bind* myself, my successors XXXX *and representatives, to warrant and forever defend the title to said real estate to said* Milton B. Jackson and wife, Brenda W. Jackson, their

XXXXXXX *heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 22nd *day of* August, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Maurice Karr, Trustee

Maurice Karr, Trustee

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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,* Maurice Karr, Trustee

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

Witness my hand and official seal at Nashville, *Tennessee,*
this 22nd *day of* August, *19* 69

Notary Public

Commission expires 1-23-72

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 .....

AUG26 69 CONV 19,300.00
AUG26 69 S'TAX A* 50.18
AUG26 69 PR'FEE A* .50
AUG26 69 W'DEED A* 3.00 * 53.68

WARRANTY DEED

FROM

Maurice Karr, Trustee

TO

Milton B. Jackson, et ux

A 5 1 3 6 0

IDENTIF. REFERENCE

AUG 26 8 42 AM '69

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

[illegible] & Jones
[illegible]
Third [illegible] Bldg.
Nashville, Tennessee 37210