This instrument was prepared by Ernest C. Matthews, III, Attorney, Suite 1133 Stahlman Building, Nashville, Tennessee, 37201

WARRANTY DEED

BOOK 4364 PAGE 19

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nancy True Tanksley (NAME)	same (NAME)	Map 104-11 Pt. 259
4304 Esteswood Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37215 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and no/100 ---------- ---------- *DOLLARS* and other good and valuable consideration which has been paid in cash by Nancy True Tanksley, the receipt of which is hereby acknowledged, I, Frank J. Rotella, Executor under the Will of Philip Rotella, acting pursuant to the power and authority conferred under said Will, which is of record in Will Book 91, page 111, County Court Clerk's Office for Davidson County, Tennessee,

have bargained and sold, and by these presents do transfer and convey unto the said Nancy True Tanksley, her *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. 94 in the Bransford Realty Company's Subdivision of the Edgar Jones Home Place, a plan of which is of record in Book 421, page 7, Register's Office for said County.

Said Lot No. 94 fronts 60 feet on the north side of Essex Avenue and extends back between parallel lines 215 feet, more or less, to a 15-foot alley in the rear.

Being the same property conveyed to Philip Rotella and wife, Jennie B. Rotella, by deed from L. G. Moses and wife, of record in Book 714, page 64, Register's Office for Davidson County, Tennessee, and both of said grantees have since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $12,000.00

Subscribed and sworn to before me, this the 10th day of September, 19 69

Nancy True Tanksley
Affiant

My commission expires 8-9-72
(Affix Seal)

Notary Public

This is improved ( ) property, known as 2506 Essex Avenue, Nashville, Tennessee
(House Number) (Street) 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 Nancy True Tanksley, her *heirs and assigns, forever.*

And I *do covenant with the said* Nancy True Tanksley *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except taxes for the current year, which have been prorated and assumed by grantee.

And I, Frank J. Rotella, Executor under the Will of Philip Rotella, *do further covenant and bind* myself, my successors ~~and~~ *and representatives, to warrant and forever defend the title to the said land to the said* Nancy True Tanksley, her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 10th *day of* September, *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.*

Frank J. Rotella, Executor

Frank J. Rotella, Executor under the Will of Philip Rotella.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Frank J. Rotella, Executor under the Will of Philip Rotella,

the 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 16th day of September, 1969

[illegible], Notary Public.

Commission Expires 8-9-72

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, 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

Frank J. Rotella, Executor,

TO

Nancy True Tanksley

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

Ernest C. Matthews, III, Atty.,
Suite 1133 Stahlman Building,
Nashville, Tennessee, 37201

Return to: Dobson & Johnson, Inc.

A 5 3 6 6 9

IDENTIF. REFERENCE

SEP 11 11 58 AM '69

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

SEP 11 69 CONV
SEP 11 69 S'TAX
SEP 11 69 RFEE
SEP 11 69 MFEED

12,000.00

A* 31.20
A* .50
A* 6.00 * 37.70

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