BOOK 4364 PAGE 66

This Instrument Was Prepared By
DENNEY, LACKEY. CHERNAU & CASTLEMAN
218 Third Avenue North
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Grissim, Trustee (NAME)	same (NAME) Map	34-6
Court Square Building (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 31 M.P.
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ($10,000.00) - - - - - - - - - - - - - - - - - -

TEN & NO/100 - *DOLLARS*

Cash in hand paid by John Grissim, Trustee, the receipt of which is hereby acknowledged,

We, Lafayette C. Boaz, Catherine Harris Kindzred, and Henri Mae Emerson,

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

A tract of land in the 11th Civil District of Davidson County, Tennessee, described according to survey of Ralph W. C. Lambert dated August 4, 1969, as follows:

Beginning at an iron pin in the easterly margin of the Edgefield & Kentucky (later Louisville & Nashville) Railroad, being the northwest corner of the Flem Gibbs property; thence along said margin north 25° west 178.3 feet, more or less, to a point in the southwest corner of Samuel E. Bender's property; thence along Bender's south line north 75° 15' east 426 feet to a point in the center line of Paynes Creek; thence south 40° 15' east 200 feet to a point in Gibbs' northeast corner; thence along Gibbs' north line south 74° 0' west 502.5 feet to the point of beginning, containing 2.0 acres, more or less.

Being the same property conveyed to Abraham Boaz by deed from Robert Vaughn, Clerk & Master, of record in Book 350, page 322, Register's Office for said County, the said Abraham Boaz having since died, and by will of record in Will Book 39, page 102, Davidson County Court Clerk's Office, having devised said property to his seven children for life, with remainder to their children. Said children of Abraham Boaz were Alec, Isaac, Walter, Liza, Malissa, and Will Boaz, and Mrs. F. B. Johnson, all having since died; all without children except Will, whose only child is Lafayette C. Boaz; Malissa, whose only child is Henri Mae Emerson; and Mrs. F. B. Johnson, whose only child is Catherine Harris Kindzred.

Together with any right, title and interest which we may have in that portion

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10,000.00

Subscribed and sworn to before me, this the 11 day of _____, 1969.

Affiant

My commission expires: 1-14-71 (Affix Seal)

Notary Public

of the Edgefield-Kentucky (later Louisville & Nashville) Railroad lying between said property and the easterly margin of Edgefield Junction Road.

unimproved ( )
This is improved ( ) property, known as ..... (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 JOHN GRISSIM, TRUSTEE, his successors ~~heirs~~ *and assigns, forever.*

And we *do covenant with the said* John Grissim, 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.*

And we, Lafayette C. Boaz, Henri Mae Emerson and Catherine Harris Kindzred, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* JOHN GRISSIM, TRUSTEE, his successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever. Witness* our *hands this* 9th *day of* Aumst, *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.*

Lafayette C. Boaz
Henri Mae Emerson
Catherine Harris Kindzred

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ruby T. Harris, a Notary Public in and for said County and State, the within named Lafayette C. Boaz,

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 9th day of August, 1969.

Ruby T. Harris, Notary Public.

Commission Expires February 16, 1971.

STATE OF ILLINOIS
COUNTY OF COOKE

Personally appeared before me, CATHERINE HARRIS KINDZRED, a Notary Public in and for said County and State, the within named Catherine Harris Kindzred,

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 Chicago, Illinois, this 6 day of SEPT, 1969.

My Commission Expires August 26, 1972

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.....

STATE OF INDIANA)

COUNTY OF DELAWARE)

BOOK 4364 PAGE 69

Personally appeared before me, Rita McGuire Becker, a Notary Public in and for said County and State, the within named Henri Mae Emerson, 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 Muncie, Indiana, this 2nd day of September, 1969.

Rita McGuire Becker

Notary Public
Rita McGuire Becker

My Commission expires:
June 12, 1972.

A 53694

WARRANTY DEED

FROM
LAFAYETTE C. BOAZ,
HENRI MAE EMERSON, AND
CATHERINE HARRIS KINDZRED

TO
JOHN GRISSIM, TRUSTEE,
with full power, etc.

IDENTIF. REFERENCE

SEP 11 1 49 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

MAIL: Gracey & Short, Court Square Bldg., Nashville, Tenn.

SEP 11 69	CONV	10,000.00			
SEP 11 69	S'TAX		A*	26.00	
SEP 11 69	PR'FEE		A*	.50	
SEP 11 69	W'DEED		A*	6.00	* 32.50