PREPARED BY TED. F. WALKER, ATTORNEY, PO BOX. 7661, NASHVILLE, TN.

WARRANTY DEED

BOOK 4364 PAGE 757

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
WALTER N. SIDWELL etux		Map 91-11
(NAME)	SAME (NAME)	Par. 169
4808 Indiana Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37209 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Fat

FOR AND IN CONSIDERATION of the sum of EIGHT THOUSAND SEVEN HUNDRED FIFTY AND NO/100

----------($8,750.00)---------- *Dollars,*

cash in hand paid by Walter N. Sidwell and wife, America F. Sidwell, and other good and valuable considerations, the receipt of which is hereby acknowledged,

we, SAM NEELY, JR., and wife, GRACE Y. NEELY

have this day bargained and sold, and do hereby transfer and convey unto the said WALTER N. SIDWELL and wife, AMERICA F. SIDWELL, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being lots Nos. 717 and 719 of Block 101 on Plan No. 1, West Nashville, as of record in book 57, pages 74 and 75, Register's Office for said County.
Said lots Nos. 717 and 719 front 25 feet each on the northerly side of Indiana Avenue and run back between parallel lines, 150 feet to an alley.
Being the same property conveyed to Sam Neely, Jr., and wife, Grace Y. Neely by deed from J. M. Womack and wife, of record in book 2021, page 292, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 8750.00

Subscribed and sworn to before me, this the 13th day of September 19 69

Affiant: Walter N. Sidwell

My commission expires: Jan. 23, 1972 (Affix Seal)

Notary Public: Willie E. Biggs

This is unimproved ( ) improved (X) property, known as 4808 (House Number) Indiana Ave (Street) Nashville P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said WALTER N. SIDWELL and wife, AMERICA F. SIDWELL, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* WALTER N. SIDWELL and wife, AMERICA F. SIDWELL their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 13th *day of* September, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Sam Neely Jr.
Grace Y. Neely

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, William E. Higgins, *a Notary Public in and for said County and State,* SAM NEELY, JR., AND WIFE, GRACE Y. NEELY

the within named bargainors, 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* 13th *day of* September, *19*69

William E. Higgins
Notary Public

Commission expires January 23, 1972

WILLIAM E. HIGGINS NOTARY PUBLIC DAVIDSON COUNTY

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 .....

SEP 15 69	CONV	*8,750.00				
SEP 15 69	S'TAX		A*	22.62		
SEP 15 69	PR'FEE		A*	.50		
SEP 15 69	W'DEED		A*	3.00	*	26.12

WARRANTY DEED

FROM

SAM NEELY JR. etux

TO

WALTER N. SIDWELL etux

A 54017

IDENTIF. REFERENCE

SEP 15 2 52 PM '69

FELIX Z. WILSON II 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