WARRANTY DEED

BOOK 4378 PAGE 291

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Youth Hobby Shop, Inc.	Same	Map 119-13-270
(NAME)	(NAME)	119-13-271
McIver Street		119-13-272
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	119-13-273
Nashville, Tennessee		119-13-274
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	M.O

FOR AND IN CONSIDERATION of the sum of Twelve Thousand Five Hundred and No/100 ($12,500.00)---------- *Dollars,*

cash in hand paid by Youth Hobby Shop, Inc., the receipt of which is hereby acknowledged,

I, Ethelyne Turrentine,

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

Youth Hobby Shop, Inc., its

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Being Lots Nos. 30, 31, 32, 33, and 34, on the Map of Patterson's Subdivision of Maple Hill, as of record in book 332, page 75, Register's Office for said County.
Said Lots Nos. 30, 31, 32, 33 and 34 front together 260 feet on the southerly side of McIver Street and extends back between parallel lines 175 feet to an alley in the rear.
Being part of the property conveyed to Ethelyne Turrentine by deed from William O. Lee, as Executor under the will of Laura J. Coleman, of record in book 4341, page 617, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 12,500.00

Subscribed and sworn to before me, this the 6th day of November 19 69

Affiant Ethelyne Turrentine

My commission expires: 2/1/72 (Affix Seal)

Notary Public

This is (unimproved (X) improved ( ) property, known as McIver Street, Nashville, Tennessee (House Number) (Street) 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

Youth Hobby Shop, Inc., its

(successors), heirs and assigns forever, and 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.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Youth Hobby Shop, Inc., its
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 6th *day of* November, 1969 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Ethelyne Turrentine

This instrument prepared by:
William O. Lee
American Trust Building
Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey XXXXXXXXXXXXXXXXXXXX. *, a Notary Public in and for said County and State,* Ethelyne Turrentine

the within named 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 6th *day of* November *, 19* 69

Commission expires June 6, 1972 Mary Ensey
Notary Public

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.....

Title No. 35707

WARRANTY DEED

FROM
Ethelyne Turrentine
TO
Youth Hobby Shop, Inc.

A 60042

IDENTIF. REFERENCE

Nov 10 10 05 AM '69

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

NOV 10 69	CONV	12,500.00			
NOV 10 69 S'TAX			B*	32.50	
NOV 10 69 PR'FEE			B*	.50	
NOV 10 69	W'DEED		B*	3.00	* 36.00

Consideration Tax 12,500
Rec. — 36.00