BOOK 4384 PAGE 98 FORM NO. WD-5

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,000

Charlie L Townsend
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF December 19 69.

Robert J. Oliphant
Notary Public

MY COMMISSION EXPIRES: JAN. 19, 1970

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Miller Kimbrough, 404 James Robertson Parkway, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charlie L. Townsend (NAME)	Kimbrough-Kavanaugh and Associates (NAME)	11W-08575
3500 Clifton Avenue (STREET ADDRESS OR ROUTE NUMBER)	404 James Robertson Parkway (STREET ADDRESS)	
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of - - - - - - $15,000.00 - - - - - - - - - - - - - -

- - - - - FIFTEEN THOUSAND AND NO/100 - - - - - - - - - - - - - - - - - - - DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged,

We, Samuel McKissack and wife, Olivia J. McKissack,

_____ have bargained and sold, and by these presents do transfer and convey unto the said Charlie L. Townsend and wife, Lonnie L. Townsend, their

_____ 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. 93 on the Plan of College Hill Subdivision, Section 2, of record in Book 2133, page 52, Register's Office for Davidson County, Tennessee.

Said Lot No. 93 fronts 85 feet on the northerly margin of Clifton Avenue and extends back between parallel lines 121.99 feet to a dead line in the rear measuring 85 feet thereon.

Being part of the same property conveyed to Samuel McKissack and wife, Olivia J. McKissack, by deed from Rufus C. Nicks, Jr., of record in Book 4315, page 923, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3500 Clifton Avenue, Nashville, Tennessee 37209
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 2nd day of December, 19 69

Samuel McKissack

Olivia J. McKissack

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel McKissack and wife, Olivia J. McKissack

the bargainor S, 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 2nd day of December 1969

Commission expires JAN. 19, 1970

Robert J. Chaffin
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Samuel McKissack et ux

TO
Charlie L. Townsend et ux

KK&A BOX #4

A 62425

IDENTIF. REFERENCE

Dec 3 3 59 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC-3 CONV 15,000.00
DEC-3 S'TAX B* 39.00
DEC-3 PR'FEE B* .50
DEC-3 W'DEED B* 3.00 * 42.50

#15,940