BOOK 4393 PAGE 395

This instrument prepared by
JOHNSON & EDWARDS
ATTORNEYS AT LAW
303 3rd AVENUE, NORTH
NASHVILLE, TENNESSEE 37201

MAP 118

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence G. Shaub	SAME	Map 118-2
(NAME): Post Office Box 6427	(NAME):	Pal. 221
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37212	(STREET ADDRESS)	222-223
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100---------- ($10.00) ---------- *DOLLARS*

Cash in hand paid the receipt of which is hereby acknowledged and other good and valuable considerations.

I, Forrest W. Graham, a widower, *have bargained and sold, and by these presents do transfer and convey unto the said* Clarence G. Shaub, his *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 Lots Nos. 65, 66 and 67 on the Map of George I. Waddey's Subdivision of Westwood, as of record in Book 332, Page 99, Register's Office for said County.
SAID lots adjoin and front together 150 feet on the east side of 7th Avenue South, Extended, and run back between parallel lines, 180 feet to an alley.
BEING property devised to Forrest W. Graham, as devisee under the Will of Lulu Runkle Graham, deceased, as of record in Will Book 85, Page 9, Probate Office for said County.

The actual consideration for this transfer or value of property (whichever is greater) is $25,000.00 which is equal to or greater than the property would bring at a fair voluntary sale.

Clarence G. Shaub

Sworn to and subscribed before me this 23rd day of January, 1970

NOTARY PUBLIC

My commission expires: 7-2-73.

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 Clarence G. Shaub, his *heirs and assigns, forever.*

And I, Forrest W. Graham, *do covenant with the said* Clarence G. Shaub *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.*

And I, Forrest W. Graham, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Clarence G. Shaub, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 23rd *day of* January, *19* 70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Forrest W. Graham

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Forrest W. Graham

the within named 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 Tennessee, this 23rd day of January, 19 70

Notary Public

Commission expires

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, the undersigned, 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

JAN 26 70 CONV 25,000.00
JAN 26 70 S'TAX B* 65.00
JAN 26 70 PR'FEE B* .50
JAN 26 70 W'DEED B* 3.00 * 68.50

WARRANTY DEED

FROM
Forrest W. Graham

TO
Clarence G. Shaub

A 6 6 7 5 4

IDENTIF. REFERENCE

JAN 26 8 07 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee