THIS INSTRUMENT WAS PREPARED BY ROBERT H. POLK, ATTORNEY AT LAW, NASHVILLE, TENNESSEE

WARRANTY DEED

BOOK 4395 PAGE 574

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
C. J. Mangrum, et ux.	C. J. Mangrum, et ux.	Map 91-16
(NAME:)	(NAME:)	
4303 Park Avenue	4303 Park Avenue	Par. 186
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	12W835
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ($1.00) One

DOLLARS

cash in hand paid by C. J. Mangrum and for the further consideration of creating tenancy by the entireties, I, Mildred Mangrum,

have bargained and sold, and by these presents do transfer and convey unto the said C. J. Mangrum and wife, Annie Mildred Mangrum, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being the westerly 39 feet of Lot. No. 204 and the easterly 11 feet of Lot No. 206 of Block No. 8 on the plan of Charlotte Park Company's First Addition, as of record in Book 57, Page 103 Register's Office for Davidson County, Tennessee. This is improved property consisting of a house and lot numbered 4303 Park Avenue, Nashville, Tennessee.

Said parts of lots Nos. 204 and 206 front together 50 feet on the southerly side of Park, formerly First Avenue and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to C. J. Mangrum by Annie Mildred Mangrum as of record in Book 3312, Page 607 Register's Office for said county.

Being the same property conveyed to Mildred Mangrum by C. J. Mangrum as of record in Book 3879, Page 868, RODC, Tennessee.

This is unimproved ( ) improved (X) property, known as 4303 (House Number) Park Avenue (Street) Nashville, Tennessee 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 C. J. Mangrum and wife, Annie Mildred Mangrum, their *heirs and assigns, forever.*

And I *do covenant with the said* grantees *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, Mildred Mangrum, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* C. J. Mangrum and wife, Annie Mildred Mangrum, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 30th *day of* January, *19* 68., ~~the~~

~~XXXXXXXXXXXXXXX~~

Annie Mildred Mangrum

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Rolande R. Quintin, a Notary Public in and for said County and State, Mildred Mangrum

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 Davidson County, Tennessee, this 30th day of January, 1968

Rolande R. Quintin Notary Public

Commission expires October 25, 1969.

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.....

WARRANTY DEED

FROM

MILDRED MANGRUM

TO

C. J. MANGRUM, ET UX.

Mail to: C. J. Mangrum 4303 Ponkapog Dr.

A 67648

IDENTIF. REFERENCE

FEB 3 10 23 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB-30 MISC B* 3.00 * 3.00

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Guaranty Title Company
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