This deed was prepared by Atty: J. F. McClellan
327 Charlotte Avenue - Nashville Tennessee

WARRANTY DEED

BOOK 4404 PAGE 863

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
George H. Sheffield (NAME)	Same (NAME)	15D-14435
1414 Huffine Street (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $10.00

Ten and no/100---------- ---------- Dollars,

Cash in hand paid by George H. Sheffield, and other good and valuable considerations does hereby assume and agree to pay the present principal balance of ($4,958.16) of a mortgage secured by a deed of trust to Don M. Powell Trustee, as of record in Book 2911, Page 39, R.O.D.C., Tennessee.

I, Deward M. Carter and wife, Dorothy Sue Carter

have this day bargained and sold, and do hereby transfer and convey unto the said George H. Sheffield

an unmarried man

his (successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 5 on the Unrecorded Map of Batson Oakley Subdivision, and described according to a copy of a survey thereof made by Lewis D. Justice, Surveyor, as follows: BEGINNING at a point in the southerly margin of Huffine Street at the corner of Lots 4 and 5; thence with the line between said Lots southerly 214.5 feet to the north line of Lot 3; thence along the north line of Lots 2 and 3, easterly 43 feet to a corner of Lot 6; thence with the line between Lots 6 and 5, northerly 215.6 feet to the south margin of Huffine Street; thence with the margin of the same westerly 49.6 feet to the point of beginning.
Being the same property conveyed to Deward M. Carter and wife, Dorothy Sue Carter, by deed from Cordell H. Thomas and wife, as of record in Book 2880, page 569, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 8000.00

Subscribed and sworn to before me, this the 19th day of March 1970

Affiant

My [illegible]

Notary Public

Deputy Register

This is unimproved ( ) improved (X) property, known as 1414 Huffine Street (House Number) (Street) Nashville, Tennessee 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

George H. Sheffield

His (successors),

heirs and assigns forever. we do 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. Except as herein stated and 1970 Taxes which are assumed by the grantee herein.

We further covenant and bind ourselves heirs and representatives, to warrant and forever defend the title to said real estate to said George H. Sheffield

and his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand & seal this 19th day of March, 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.

Deward M Carter

~~Dorothy Sue Carter~~

Dorothy Sue Carter

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Joseph G. Williams, *a Notary Public in and for said County and State,* Deward M. Carter and wife, Dorothy Sue Carter

*the within named 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* 18th *day of* March, *19* 70

Commission expires July 26, 1971

Joseph G. Williams
Notary Public

JOSEPH G. WILLIAMS NOTARY PUBLIC COM. EXPIRES JULY 26, 1971 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 .....

MAR 1970 CONV *8,000.00
MAR 1970 S'TAX A* 20.80
MAR 1970 PR'FEE A* .50
MAR 1970 W'DEED A* 3.00 * 24.30

WARRANTY DEED

FROM Deward M. Carter Etux

TO George H. Sheffield an unmarried man

A 71811

IDENTIF. REFERENCE

MAR 19 11 26 AM '70

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