WARRANTY DEED

BOOK 4411 PAGE 185

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Arnold J. Marks (NAME)	Murphree Mortgage Co. (NAME)	Map 119-2
55 Glenrose Ave (STREET ADDRESS OR ROUTE NUMBER)	226 3rd Ave. North (STREET ADDRESS)	Pcl. 243
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay the indebtedness as evidenced by an instrument of record in Book 2831, page 89, Register's Office for Davidson County, Tennessee.

We, Franiell W. Baucom and wife, Shirley Ann Baucom have this day bargained and sold, and do hereby transfer and convey unto the said Arnold J. Marks, his heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 170 on the Plan of Sterling Heights, Section 5, as of record in Book 1835, page 37, Register's Office for said County.

Said Lot No. 170 fronts 69.9 feet on the southerly side of Glenrose Avenue and runs back 210 feet on the westerly line and 200.4 feet on the easterly line to a dead line in the rear and measures 70.6 feet thereon.

Being the same property conveyed to Franiell W. Baucom and wife, Shirley Ann Baucom by deed from Johnnie B. Lovelady and wife, Margaret Lovelady of record in Book 4138, page 496, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $7,211.00

Subscribed and sworn to before me, this the 27th day of March, 1970

Affiant

My commission expires: February 21, 1971 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 55 Glenrose Ave (House Number) Nashville, Tennessee (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 Arnold J. Marks, his heirs and assigns forever. We 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Arnold J. Marks, his heirs and assigns, against the lawful claims of all persons.

Witness our hands this 27th day of March, 1970, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Franiell W. Baucom

Shirley A. Baucom

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Rex H. Jenkins, Jr *, a Notary Public in and for said County and State,* Franiell W. Baucom and wife, Shirley Ann Baucom

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* 24 *day of* March, *19* 70

Rex H. Jenkins Jr
Notary Public

REX H. JENKINS JR. NOTARY PUBLIC TENNESSEE

Commission expires February 24 1971

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 .....

APR 16 70	CONV	*7,211.09				
APR 16 70	S'TAX		A*	18.72		
APR 16 70	PR'FEE		A*	.50		
APR 16 70	W'DEED		A*	3.00	*	22.22

WARRANTY DEED

FROM
FRANIELL W. BAUCOM, ET UX

TO
ARNOLD J. MARKS

A 74562

IDENTIF. REFERENCE

APR 16 9 04 AM '70
FELIX Z. WILSON JR. 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

PEDIGO & SAINDON