WARRANTY DEED

BOOK 4414 PAGE 356

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mindell Mae Harris	Guaranty Mortgage Company	MAP 116-B
(NAME)	(NAME)	
515 Leeanne Dr.	Capitol Hill Bldg.,	PAR 74
(STREET ADDRESS OR ROUTE NUMBER)	311 - 7th Ave.,N., (STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37219	T5
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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 aninstrument of record in Book 4209, page 992, Register's Office for Davidson County, Tennessee.

We, Charles W. Seals and wife, Barbara J. Seals

have this day bargained and sold, and do hereby transfer and convey unto the said

Mindell Mae Harris

her ~~XXXXXX~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 101 on the Plan of Southwood, as of record in Book 2663, page 125 and 126, Register's Office for Davidson County, Tennessee.

Said Lot No. 101 fronts 79.96 feet on the north side of Ocala Drive and runs back 165 feet on the west line and 262.07 feet on the east line to a dead line in the rear on which it measures 134.65 feet.

Being the same property conveyed to Charles W. Seals and wife, Barbara J. Seals by deed from A. V. Oakes and Jim B. Smith, a partnership, d/b/a Oakes & Smith Realtors, of record in Book 4209, page 990, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,370.87

Subscribed and sworn to before me, this the 28 day of April, 19 70

Affiant Mindell Mae Harris

My commission expires: 5/10/70 (Affix Seal)

Notary Public

This is improved / unimproved property, known as (House Number) (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

Mindell Mae Harris, her ~~XXXXXX~~,

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,* except as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Mindell Mae Harris, her ~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 28th *day of* April, 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.*

Charles W. Seals

Barbara J. Seals

This Instrument Was Prepared By

Phillip Saindon (gk)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jim B. Smith, *a Notary Public in and for said County and State,* Charles W. Seals and wife, Barbara J. Seals

*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 28 *day of* April, *19* 70

Jim B. Smith *Notary Public*

JIM B. SMITH NOTARY PUBLIC DAVIDSON COUNTY TENN.

Commission expires 2/12/74

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 30 70 CONV 16,370.87
APR 30 70 S'TAX A* 42.64
APR 30 70 PR'FEE A* .50
APR 30 70 W'DEED A* 3.00 * 46.14

OAKES AND SMITH
REALTY CO., INC.

WARRANTY DEED

FROM
CHARLES W. SEALS, ET UX
TO
MINDELL MAE HARRIS

A 75979

IDENTIF. REFERENCE

APR 30 10 00 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

PEDIGO & SAINDON