WARRANTY DEED

BOOK 4419 PAGE 254

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Billie Rhea Jenkins (NAME)	Billie Rhea Jenkins (NAME)	Map 103-3
4910 Wyoming Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Pac. 142
Nashville 37209 Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville 37219 Tenn. (CITY) (ZONE) (STATE)	Pad

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.

We, John Arthur Brown, Jr. and Wesley Harris Brown,

have this day bargained and sold, and do hereby transfer and convey unto the said Billie Rhea Jenkins and wife, Maudean L. Jenkins, their ~~successors~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 811 of Block 38 on the Map of Charlotte Park Company's First Addition, as of record in Book 57, pages 102 and 103, Register's Office for said County.

Said Lot No. 811 fronts 60 feet on the northerly side of Wyoming Avenue and extends back between parallel lines, along the ~~easterly~~ margin of 50th Avenue North, 150 feet to an alley in the rear.

Being the same property conveyed to J. Arthur Brown and wife, Bessie N. Brown, by deed from Melvin Vaughn Odom and wife, Mary V. Odom, of record in Book 4143, page 139, Register's Office for Davidson County, Tennessee. The said J. Arthur Brown and wife, Bessie N. Brown, are both deceased and J. Arthur Brown predeceased Bessie N. Brown.

Being the same property conveyed to John Arthur Brown, Jr. and Wesley Harris Brown by Will from Bessie Dora Brown of record in Will Book 96, page 109, County Court Clerk's Office for Davidson County, Tennessee. The said Bessie N. Brown and Bessie Dora Brown is one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 17,900.00

Subscribed and sworn to before me, this the 19th day of May 19 70

Affiant Wesley Harris Brown

My commission expires My Commission Expires Oct. 24, 1973 (Affix Seal) Notary Public Kay B Custer

This is { unimproved / improved (X) } property, known as 4910 (House Number) Wyoming Ave (Street) 37209 P. O. Address: Nashville, Tenn. (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Billie Rhea Jenkins and wife, Maudean L. Jenkins, their ~~successors~~ *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* Billie Rhea Jenkins and wife, Maudean L. Jenkins, their ~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 19th *day of* May, 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.*

John Arthur Brown, Jr.

Wesley Harris Brown

This Instrument Was Prepared By

Quincy W. Pedigo

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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Roy B. Carter, *a Notary Public in and for said County and State,* John Arthur Brown, Jr. and Wesley Harris Brown,

the within named bargainorS, 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 19th *day of* May, *19* 70

My Commission Expires Oct. 24, 1973

Roy B Carter
Notary Public

Commission expires.....

ROY B. CARTER NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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* 19th *day of* May, *19* 70.

.....*Notary Public*

Commission expires.....

MAY22 70 CONV 17,900.00
MAY22 70 S'TAX A* 46.54
MAY22 70 PR'FEE A* .50
MAY22 70 W'DEED A* 3.00 * 50.04

$17,900.00 019006-6

WARRANTY DEED

FROM
JOHN ARTHUR BROWN, JR., ET AL

TO
BILLIE RHEA JENKINS, ET UX

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

A 78298

IDENTIF REFERENCE

MAY 22 9 27 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