TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
(NAME)	First Federal Savings (NAME)	Map 118-5
(STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS)	Pal. 41
(CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	M-O

For and in consideration of the sum of Ten & 00/100 ($10.00) BOOK 4424 PAGE 17 DOLLARS

cash in hand paid by James H. Pearson and wife, Ollie S. Pearson

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, William G. Skinner and Elizabeth Skinner, both unmarried,

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being the westerly 40 feet of Lot No. 15 and the easterly 20 feet of Lot No. 16 on the Map of the Subdivision of the South part of L. G. Noel's Property, as of record in Book 547, page 105, Register's Office for said County.

Said parts of lots Nos. 15 and 16 front together 60 feet on the southerly side of Clayton Avenue, and run back between parallel lines 140 feet to a dead line.

Being the same property vested in William G. Skinner and Elizabeth Skinner, (both unmarried), by deed from J. M. Lowrance and wife, as of record in Book 1166, page 638, said Register's Office.

This conveyance is subject to recorded easements applicable to said property and to taxes for 1970.

This is unimproved ( ) improved (X) property, known as 1007 Clayton Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 12th day of JUNE, 19 70.

William G. Skinner

Elizabeth Skinner

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named William G. Skinner and Elizabeth Skinner, both unmarried the 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 12th day of JUNE, 19 70.

Commission expires APR 23 1972 Notary Public

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
WILLIAM G. SKINNER AND
ELIZABETH SKINNER

To
JAMES H. PEARSON AND WIFE,
OLLIE S. PEARSON

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

This instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ARCHER
First Federal Building
Nashville, Tennessee 37219

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

MAIL TO - G. W. Allen Co., 206 Union St., Nashville, Tenn., 37201

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JUN 12 CONV 17,000.00
JUN 12 STAX A* 44.20
JUN 12 PRFEE A* .50
JUN 12 W'DEED A* 3.00 * 47.70

A 80450

IDENTIF. REFERENCE

JUN 12 3 13 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greatest actual consideration for or value of the property interest herein transferred is $ 17,000.00

State of Tennessee)
County of Davidson) Affiant

Sworn to and subscribed before me this 12th day of June, 1970.

My commission expires: APR 23 1973

Notary Public, in and for the aforesaid State and County.

S. SCOKILLE NOTARY PUBLIC AT LARGE STATE OF TENNESSEE