This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

WARRANTY DEED

ATC-157032 BOOK 4425 PAGE 265 REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 82-3-404 N.O.	Mrs. Maggie P. Poole	J.I.Kislak Mtg.Corp. of Florida 1101 Brickell Avenue Miami, Florida 33131
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
20W-2580	326 Vaughn Street	00149
		PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

HUBERT L. WEST and wife, JOYCE WEST

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MAGGIE P. POOLE

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 8 on the Plan of J. M. Eatherly's Addition to Northeast Nashville, as of record in Book 57, page 138.

Said Lot No. 8 fronts 50 feet on the southerly side of Vaughn Avenue, and extends back between parallel lines, 173 feet to an alley.

Being the same property conveyed to Hubert L. West and wife, Joyce West, by deed from Eva W. Parkhurst, now Elliott, a widow, as of record in Book 4165, page 610.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except for 1970 taxes, which have been assumed by the Buyer.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 17th day of June, 1970.

Hubert L. West

Joyce West

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 425 PAGE 266

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named

Hubert L. West and wife, Joyce West

the 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, the 17th day of June, 1970.

My commission expires: July 26, 1970.

Reau E. Folk, Jr.
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $7,800.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF June, 1970

MY COMMISSION EXPIRES: July 26, 1970. (AFFIX SEAL) Notary Public

WARRANTY DEED
REF: mas

FROM HUBERT L. WEST AND WIFE

TO MAGGIE P. POOLE

A 8 1 0 3 5

IDENTIF. REFERENCE

JUN 18 11 38 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN 18 70	CONV	*7,800.00			
JUN 18 70	S'TAX		A*	20.28	
JUN 18 70	PR'FEE		A*	.50	
JUN 18 70	W'DEED		A*	3.00	* 23.78

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

Reau E. Folk, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public