WARRANTY DEED

BOOK 4428 PAGE 244 REAU E. FOLK, JR. FORM

F-358

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
72-14-398 PW	Mr/Mrs Cleveland Short, Jr.	Kimbrough-Kavanaugh & Associates
FIELD BOOK NUMBER(S)	1707 Jean's Court	404 Union Protective Bldg.
	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. A-323208
	1707 Jean's Court	PROPERTY IS [X] 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, and in further consideration of the assumption of, and agreement by the grantees herein to pay, the principal balance now due, plus future interest, on a certain note, dated _____., payable to Kimbrough-Kavanaugh & Associates in monthly installments including interest as specified therein, and being secured by a deed of trust to Miller Kimbrough, Trustee, as of record in Book 3994, page 913,

WILLIAM L. BATTLE and wife, GLORIA LOUISE BATTLE, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CLEVELAND SHORT, JR., and wife, HELEN M. SHORT,

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. 3 on the Plan of Jean's Estates, of record in Book 3500, page 144.

Said Lot No. 3 fronts 61 feet on the northerly margin of Jean's Court as measured on a variable curve and runs back between lines 100.8 feet on the easterly line and 114.5 feet on the westerly line to a dead line on which it measures 35.3 feet.

Being the same property conveyed to William L. Battle and wife, Gloria Louise Battle, by deed from William H. Towe and wife, Patricia C. Towe, as of record in Book, 3967, page 205.

THIS INSTRUMENT WAS PREPARED BY REAU E. FOLK, JR., ATTORNEY, NASHVILLE, TENNESSEE, UPON INFORMATION FURNISHED BY THE PARTIES HEREIN.

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 as shown above, and for 1970 Taxes.

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 26th day of June, 1970.

Gloria Louise Battle

William L. Battle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 1428 PAGE 245

Before me, Mary A. Brown, a Notary Public in and for the State and County aforesaid, personally appeared the within named

William L. Battle and wife, Gloria Louise Battle,

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 26 day of June, 19 70.

My commission expires: My Commission Expires May 8, 1973

Mary A. Brown
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 $13,000.00

Affiant Mary A. Brown

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF June 19 70

MY COMMISSION EXPIRES: (AFFIX SEAL) Notary Public

WARRANTY DEED
REF:hs

FROM
WILLIAM L. BATTLE and wife

TO
CLEVELAND SHORT, JR., and wife

A 82278

IDENTIF. REFERENCE

JUN 30 1 35 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

JUN 30 70 CONV 13,000.00
JUN 30 70 ~~S'TAX~~ A* ~~33.80~~
JUN 30 70 PR'FEE A* .50
JUN 30 70 W'DEED A* 3.00 * 37.30

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