# WARRANTY DEED

BOOK 4430 PAGE 146

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Larry Thomas Rozell | Cyprus Indy. Life Ins. Co. | Map 133-12 |
| (NAME) | (NAME) | |
| 4313 Tampa Dr. | P.O. Box 1111 | Par. 96 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tenn. | Nashville, Tenn. | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | PW |

*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 an indebtedness as evidenced by an instrument of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

We, Jack T. Clark and wife, Bonita Ruth Clark

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

Larry Thomas Rozell and wife, Sandra Elizabeth Worley Rozell

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

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Windsor Park, as of record in Book 3600, page 64, Register's Office for said County.

Said Lot No. 50 fronts 67.6 feet on the easterly margin of Tampa Drive and extends back 184.45 feet on the southerly line and 176.31 feet on the northerly line to a line in the rear on which it measures 68.10 feet.

Being the same property conveyed to Jack T. Clark and wife, Bonita Ruth Clark by deed from Carl W. Smithson and William H. Smithson, d/b/a Smithson Construction Company of record in Book 4390, page 44, 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 $ [illegible]

Subscribed and sworn to before me, this the 22 day of April 19 70

My commission expires: 2-20-73 (Affix Seal)

Affiant [illegible]

Notary Public

CARL W. SMITHSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is ~~unimproved~~ improved 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*

Larry Thomas Rozell and wife, Sandra Elizabeth Worley Rozell

their ~~MXXXXX~~

*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*

Larry Thomas Rozell and wife, Sandra Elizabeth Worley Rozell, their ~~(XXXXXX)~~, *heirs and assigns, against the lawful claims of all persons.*

*Witness* our hands this 22 day of April, 1970, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

/s/ Jack T. Clark

/s/ Bonita Ruth Clark

WILLIAM H. SMITHSON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This Instrument prepared from information given Phillip Saindon of the Law Firm, Pedigo & Saindon, 301 Stahlman Bldg., Nashville, Tennessee.

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* [illegible] *a Notary Public in and for said County and State,* Jack T. Clark and wife, Bonita Ruth Clark *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* 22 *day of* April, *19* 70

Willie D. Smeltzer *Notary Public*

*Commission expires* July 31, 1973

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* .....

| | | | | | |
|---|---|---|---|---|---|
| JUL-9 70 | CONV | 17,900.00 | | | |
| JUL-9 70 S'TAX | | | A* | 46.54 | |
| JUL-9 70 PR'FEE | | | A* | .50 | |
| JUL-9 70 | W'DEED | | A* | 3.00 | * 50.04 |

**WARRANTY DEED**

FROM
JACK T. CLARK, ET UX
TO
LARRY THOMAS ROZELL, ET UX

A 8 3 1 1 6

T
IDENTIF. REFERENCE

JUL 9 10 35 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