WARRANTY DEED

BOOK 4431 PAGE 119

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Elroy Johnson (NAME)	Same (NAME)	12D76085
1609 24th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Map 70-2 Par. 270
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00)
cash in hand paid by Elroy Johnson, and wife Dorris M. Johnson, ~~XXXX~~ and their agreement to assume a pay off indebtedness secured in deed recorded in Book 4414, Page 762 R. O. D. C. T., and other good and valuable considerations, receipt of which is hereby acknowledged, we, Nathaniel Edwards and wife, Marion Edwards

have this day bargained and sold, and do hereby transfer and convey unto the said Elroy Johnson and wife, Dorris M. Johnson

their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in the 12th Civil District of Davidson County, Tennessee, described according to a copy of a survey made by W. Watkins, Surveyor, Feb.9, 1953, as follows:
BEGINNING at an iron pin in the center line of Old Buena Vista Road, at the northwest corner of the property of James Miller; thence along Miller's north line and along a fence, North 56° 45' East 500 feet to an iron pin, and continuing along a fence north 29° 45' West 300 feet to an iron pin; thence south 54° 50' West 583 feet to an iron bolt in the center line of Old Buena Vista Road; thence with the center line of the same, South 31° 15' East 100 feet, south 46° east 100 feet, south 60° 30' East 100 feet to the beginning, containing 3.75 acres, more or less.
Being the same property vested as above set out.

This instrument was prepared by Attorney J. F. McClellan, 327 Charlotte Avenue, Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 9000 cc

Subscribed and sworn to before me, this the 14th day of July, 1970

My commission expires: July 26, 1971 (Affix Seal)

Affiant

Notary Public Deputy Register

This is unimproved ( ) improved (X) property, known as 2800 Old Buena Vista Pike - Nashville Tenn.
(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 Elroy Johnson and wife, Dorris M. Johnson

thier *(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.* accept as recorded in Book 4414, Page 762 R. O. D. C. Tennessee

We *further covenant and bind* ourselves *heirs and representatives, to warrant and forever defend the title to said real estate to said* Elroy Johnson and wife, Dorris M. Johnson

(successors), heirs and assigns, against the lawful claims of all persons.

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

Nathaniel Edwards

Marion Edwards

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 4431 PAGE 120

Personally appeared before me, Joseph G. Williams, *a Notary Public in and for said County and State,* Nathaniel Edwards and wife, Marion Edwards

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* 10th *day of* July, *19* 70

Joseph G. Williams
Notary Public

Commission expires July 26, 1971

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 14 70	CONV	*9,000.00				
JUL 14 70 S TAX			A*	23.40		
JUL 14 70 PR FEE			A*	.50		
JUL 14 70	W DEED		A*	3.00	*	26.90

WARRANTY DEED

FROM Nathaniel Edwards, Etux

TO Elroy J. Hussey, Etux

A 83553

IDENTIF. REFERENCE

JUL 14 10 59 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