TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
(NAME)	First Federal Savings (NAME)	Map 131-7
(STREET ADDRESS OR ROUTE NUMBER)	Union at Fourth (STREET ADDRESS)	Pcl. 34
(CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	BOOK 4435 PAGE 280

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

cash in hand paid by James T. Spencer and wife, Ann M. Spencer

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Clyde A. Myatt, 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 Lot No. 6 on the Plan of Lone Oak Heights, as of record in Book 1424, page 2, Register's Office for said County.

Said lot fronts 95 feet on the westerly side of Glendale Place and extends back 216.5 feet on the northerly line and 229.2 feet on the southerly line to a dead line and measures 100 feet thereon.

Being the same property vested in Clyde A. Myatt and wife, Lorene D. Myatt, by deed from Ida Landis Batte, et al, of record in Book 2590, page 403, said Register's Office. The said Lorene D. Myatt having since died.

This conveyance is subject to recorded restrictions, easements and setback lines applicable to said property, and to taxes for 1970.

This is improved (X) unimproved ( ) property, known as 4511 Glendale Place, 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 27th day of July, 1970.

Clyde A. Myatt

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Clyde A. Myatt, unmarried the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of July, 1970

Commission expires APR 23 1973 Notary Public [illegible]

TENNESSEE TITLE COMPANY

Warranty Deed

FROM

CLYDE A. MYATT

TO

JAMES T. SPENCER AND WIFE,
ANN M. SPENCER

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

PLEASE MAIL TO - Mr. James T. Spencer, 4511 Glendale Place, Nashville, Tenn., 37215

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A 8 5 3 8 9

IDENTIF ↑ REFERENCE

JUL 30 2 41 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 30 70	CONV	19,000.00			
JUL 30 70 S'TAX			A*	49.40	
JUL 30 70 PR'FEE			A*	.50	
JUL 30 70	W'DEED		A*	3.00	* 52.90

I hereby make this instrument for record and do swear or affirm that to the best of my knowledge and belief the true consideration or value of the property interest herein transferred is $19,000.00

Affiant

Subscribed and sworn to before me this 27 day of JULY, 1970

My commission expires: APR 23 1973

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