# WARRANTY DEED

BOOK 4436 PAGE 404

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Roy M. Huskey, et ux | Same | Map 61-16 |
| (NAME) | (NAME) | |
| 1425 Greenland Avenue | | Par. 340 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | Pd |

*FOR AND IN CONSIDERATION of the sum of*

TEN AND NO/100 ($10.00) ---------- *Dollars,*

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Arthur Deering Sheegog, a widower,

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

Roy M. Huskey, Jr. and wife, Ruth Huskey, their

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

Land in Davidson County, Tennessee, being the South 25 feet of Lot #17 and the North half of Lot #18 of Block B on the map of Country Club Estates as of record in Book 843, page 95, Register's Office, Davidson County, Tennessee. Said parts of Lots #17 and 18 front together 75 feet on the Easterly side of Willmeta Avenue and extends back between parallel lines 175 feet to a dead line.

Being part of the same real property conveyed to Arthur Deering Sheegog, et ux by deed from W.L. Cox and wife, Gladys Kayte Cox of record in Book 1339, page 392, said Register's Office, Davidson County.

And being part of the same real property conveyed to Arthur Deering Sheegog, et ux by deed from Lawrence A. Longhurst, Robert R. Longhurst, Jr., John H. Longhurst, Sr. and William Longhurst, the heirs at law of Fannie Longhurst, deceased, of record in Book 1512, page 540, said Register's Office, Davidson County.

This Instrument Prepared By:
Thomas C. Binkley, Attorney
Court Square Bldg.
300 James Robertson Parkway
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,500.00

Subscribed and sworn to before me, this the 4th day of December, 1970

Affiant Mrs. Orcelia Lankford Questa

My commission expires: 31 July 1973 (Affix Seal)

Notary Public

This is improved ( ) property, known as 1425 Greenland Avenue, Nashville, Tennessee
(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*

Roy M. Huskey, Jr. and wife, Ruth Huskey, their

*(successors), heirs and assigns forever.* I covenant that I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Roy M. Huskey, Jr. and wife, Ruth Huskey, their

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

*Witness* my *hand* this 4th *day of* December, 1970, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Witness to Mark

X His Mark

Arthur Deering Sheegog by Mrs. Orcelia Lankford Questa
Attorney-in-fact

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* THOMAS C. BINKLEY, *a Notary Public in and for said County and State,* Arthur Deering Sheegog, a widower,

*the within named bargainor....., 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* 4th *day of* August, *19* 70

Thomas C. Binkley
*Notary Public*

*Commission expires* 31 July 1973

AUG-4?0 CONV 11,500.00
AUG-4?0 S'TAX A* 29.90
AUG-4?0 PR'FEE A* .50
AUG-4?0 W'DEED A* 3.00 * 33.40

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Before me,* ..... *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* .....

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )
)

On this 4th day of August, 1970, before me personally appeared Mrs. Orcelia Lankford Austin, to me known to be the person who executed the foregoing instrument in behalf of Arthur Deering Sheegog and acknowledged that she executed the same as the free act and deed of said Arthur Deering Sheegog.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of August, 1970.

Thomas C. Binkley
Notary Public

My commission expires: 31 July 1973

**WARRANTY DEED**

FROM
Arthur Deering Sheegog,

TO
Roy M. Huskey, Jr. and wife,
Ruth Huskey

185864

IDENTIF. REFERENCE

AUG 4 4 06 PM '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