This instrument prepared by:
MORROW & CROWDER, ATTORNEYS
3221 Nolensville Road
Nashville, Tennessee 37211

WARRANTY DEED

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ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles Thomas Jared et ux (NAME)	same (NAME)	MAP 133-1
1204 Brick Church Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P-171
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	T.P.

For and in Consideration of the sum of ----------Ten and 00/100----------

----------($10.00)----------*DOLLARS*

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

We, John Douglas Graham and James Lee Graham,

our undivided interest

have bargained and sold, and by these presents do transfer and convey unto the said Charles Thomas Jared and wife, Betty Graham Jared

their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 11 on the Plan of Radnor Place, or Radnor Terrace, subdivision, of record in Book 421, page 58, Register's Office for said county. Said lot fronts 50 feet on the northerly side of Radnor Terrace, formerly McClellan Avenue, and runs back between parallel lines, 192 feet to an alley.

Being the same property conveyed to Matt Douglas Graham and wife, Lena Sullivan Graham, by deed from Bobby Reynolds and wife, Charlene B. Reynolds dated December 14, 1955, and recorded in Book 2486, Page 226, Register's Office of Davidson County, Tennessee.

The said John Douglas Graham and James Lee Graham, along with one of the grantees herein, Betty Graham Jared, being the only heirs of law of Matt Douglas Graham and wife, Lena Sullivan Graham, who have since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 6,000.00

Subscribed and sworn to before me, this the 22 day of July, 1970

Affiant

My commission expires 10/24/72 (Affix Seal)

Notary Public

This is unimproved ( ) improved (XX) property, known as 420 McClellan Street, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles Thomas Jared and wife, Betty Graham Jared, their *heirs and assigns, forever.*

And we *do covenant with the said* Charles Thomas Jared and wife, Betty Graham Jared *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.*

And we, John Douglas Graham and James Lee Graham *do further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Charles Thomas Jared and wife, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hands this* 1 *day of* August, *19* 70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

John Douglas Graham

James Lee Graham

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Charles C Mackey, a Notary Public in and for said County and State, the within named John Douglas Graham and James Lee Graham

the 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 1st day of August, 1970.

Notary Public.

Commission Expires 10/24/72

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., 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..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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.....

WARRANTY DEED

FROM

JOHN DOUGLAS GRAHAM, ET AL

TO

CHARLES THOMAS JARED, ET UX

A 85899

IDENTIF REFERENCE

AUG 5 10 11 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

AUG-5 70 CONV *6,000.00
AUG-5 70 S'TAX A* 15.60
AUG-5 70 PR'FEE A* .50
AUG-5 70 M'DEED A* 6.00 * 22.10

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