This instrument prepared by Frank P. Reynolds, Attorney, American Trust Bldg., Nashville, Tennessee

WARRANTY DEED

BOOK 4441 PAGE 648

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
American Legion Post 105 (NAME)	Same (NAME)	Map 34
Madison		Par. 23
Tenn. 37115 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Twenty-Six Thousand ($26,000.00) and no/100 *Dollars,*

cash in hand paid to us by American Legion Post 105, Dept. of Tennessee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

H. E. McClanahan and wife, Mrs. H. E. McClanahan

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

American Legion Post 105

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in the 11th Civil District of Davidson County, Tennessee, described according to a survey made by Barge, Waggoner and Sumner, Inc., dated October 22, 1965, as follows:

Beginning at an iron pin in the center of Old Dry Creek Road, same being 110.88 ft. west of the Louisville and Nashville Railroad right of way and a corner to Lewis Farris; thence with the approximate center line of said Road, north 45° 50' west 308.55 ft. to an iron pin; thence north 74° 50' west 132.00 ft. to an iron pin; thence crossing Dry Creek, north 11° 39' west 198.00 ft. to an iron pin; thence re-crossing said Dry Creek north 80° 22' east 405.90 ft. to an iron pin; thence south 1° 17' west 511.50 ft. to the beginning, containing 2.78 acres, more or less.

Being the same property conveyed to H. E. McClanahan and by deed from Fred S. Ramsay and wife, of record in Book 4203, page 501, said Register's office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,000.00

Subscribed and sworn to before me, this the 25th day of August, 1970

Affiant H. E. McClanahan

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

Notary Public Mrs Alfred R. Abin

This is unimproved (X) improved ( ) property, known as shown on Map at Par 23. Madison, 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

American Legion Post 105

their *(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.* except for the taxes for 1970, which have been pro-rated and assumed by the American Legion Post 105.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* American Legion Post 105

their

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

Witness our *hand* s *this* 25th *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.*

H. E. McClanahan

Mrs H. E. McClanahan

BOOK 4441 PAGE 649

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* H. E. McClanahan and wife, Mrs. H. E. McClanahan

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 Madison, *Tennessee, this* 25th *day of* August, *19*70.

Mrs Alfred R. Akin, Jr. *Notary Public*

Commission expires 2-7-73

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

Mail to: J. R. Coarsey Realty
905 Gallatin Road, Madison,
Tennessee, 37115

WARRANTY DEED

FROM

H. E. McClanahan, et ux

TO

American Legion Post 105

A 8 8 2 8 4

IDENTIF. REFERENCE

AUG 28 8 28 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 28 70	CONV	26,000.00				
AUG 28 70	S TAX		A*	67.60		
AUG 28 70	PR FEE		A*	.50		
AUG 28 70	W DEED		A*	3.00	*	71.10

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE