This Instrument Prepared by:
W. D. Hawkins, Jr., Attorney at Law
Fisk University
Nashville, Tennessee 37203

WARRANTY DEED

BOOK 4445 PAGE 477

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James Burl Yeldell et ux (NAME)	James Burl Yeldell et ux (NAME)	
523 South Florida Street (STREET ADDRESS OR ROUTE NUMBER)	523 South Florida Street (STREET ADDRESS)	Map 81-3
Greenville, Miss. 38701 (CITY) (P. O. ZONE) (STATE)	Greenville, Miss. 38701 (CITY) (ZONE) (STATE)	Par. 66 pt

FOR AND IN CONSIDERATION of the sum of ----------Two Thousand---------- .....

----------($2,000.00)---------- *Dollars,*

Paid by James Burl Yeldell and wife, Margaret Earline Yeldell, to us, Chester N. Hart and wife, Novella Hart, the receipt of which is hereby acknowledged, we

Chester N. Hart and wife, Novella Hart,

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

and wife, Margaret Earline Yeldell,

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Myer's Subdivision of Buena Vista Plan, as of record in Book 21, page 48, Register's Office for said County. Said Lot No. 23 fronts 85 feet on the easterly side of 18th Avenue North and runs back 95 feet on the northerly line, along the southerly margin of Walsh Street, and 139 feet on the southerly line to the westerly margin of 15th Avenue North, formerly Woods Street, measuring 70 feet thereon.

CM# 21CM. 9.170

Being the same property conveyed to Chester N. Hart and wife, Novella Hart, by deed from Joseph G. Williams and wife, as of record in Book 4008, page 720, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 2,000.00

Subscribed and sworn to before me, this the 11 day of September 19 70

Affiant Chester N. Hart

My commission expires: September 3, 1974 (Affix Seal)

Notary Public

This is unimproved (X) improved ( ) property, known as 18th Avenue, North (House Number) (Street) Nashville, Tennessee 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

James Burl Yeldell and wife, Margaret Earline Yeldell,

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.*

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* James Burl Yeldell and wife

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

Witness our *hand* s *this* 11th *day of* September 11, *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.*

Chester N. Hart

Novella C. Hart

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, undersigned, *a Notary Public in and for said County and State,* Chester N. Hart and wife, Novella Hart,

the within named bargainor....., 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 11 *day of* September, *19* 70

Mrs. Hessie [illegible] Notary Public

Commission expires July 31 1974

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.....

WARRANTY DEED

FROM

CHESTER N. HART ET UX

TO

JAMES BURL YELDELL ET UX

A 89975

IDENTIF. REFERENCE

SEP 15 10 49 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP 15 70	CONV	*2,000.00				
SEP 15 70	S'TAX		A*	5.20		
SEP 15 70	PR'FEE		A*	.50		
SEP 15 70	W'DEED		A*	3.00	*	8.70

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