FORM NO. WD-1

BOOK 1461 PAGE 635

This Instrument Prepare By:
THOMAS, HALLIBURTON, BALLIN & FORTAS
122 Parkway Towers, Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 13,300

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF November 19 70

Notary Public

MY COMMISSION EXPIRES: Oct. 30, 1973

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Isaac H. Irwin (NAME)	Murphree Mortgage Company (NAME)	Map. 61-16
3816 Burrus Avenue (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	Par. 21
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	FW

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, ELSIE S. EWING, Widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ISAAC H. IRWIN and wife, MARY F. IRWIN

HEREINAFTER CALLED THE 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, described as follows:

Being the southerly 75 feet of Lot 68, on the map of the subdivision of the Maplewood Home Tract, as of record in Book 421, Page 174, Register's Office of said county.

Being the same property conveyed to George A. Ewing and wife, Elsie S. Ewing by virtue of a Warranty Deed from O. F. Brooks, Sr., a widower of record in Book 4416, Page 986, Register's Office, Davidson County, Tennessee

unimproved ( )
This is improved ( ) property, known as 3816 Burrus Avenue (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 her XXXXXX hand this 6th day of NOVEMBER, 19 70

Elsie S. Ewing

ELSIE S. EWING

STATE OF TENNESSEE
Davidson County

BOOK 4461 PAGE 636

Personally appeared before me, William L. Brooks, a Notary Public in and for said County and State, the within named ELSIE S. EWING, Widow

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of November, 19 70

Commission expires Oct. 30, 1973

William L. Brooks
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

TO

A 96959

IDENTIF. REFERENCE

Nov 20 1 31 PM '70

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV20 70	CONV	13,300.00				
NOV20 70	S'TAX		A*	34.58		
NOV20 70	PR'FEE		A*	.50		
NOV20 70	W'DEED		A*	3.00	*	38.08