WARRANTY DEED

BOOK 4469 PAGE 259

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Y. B. Justice (NAME)	Owner (NAME)	Map 162-5
5316 Wessex Drive, (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pat. 34
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, P. B. Moon, Jr. and wife, Erna L. Moon,

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

Y. B. Justice and wife, Mary B. Justice,

their ~~successors~~, *heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 55 on the Plan of Southwood, of record in Book 2663, pages 125 and 126, Register's Office for Davidson County, Tennessee.

Beginning at a point in the east margin of Wessex Drive at the corner of Lots Nos. 54 and 55; thence with the line between said lots, easterly 204.98 feet to a point; thence south 215.56 feet to the north margin of Ocala Drive; thence with the margin of the same, westerly 173.66 feet to the beginning of a curve; thence around said curve, northwesterly 38.67 feet to the east margin of Wessex Drive; thence with the margin of the same, northerly 184.4 feet to the point of beginning.

Being the same property conveyed to P. B. Moon, Jr. and wife, Erna L. Moon, by deed from Lloyd T. Noel, Jr. and wife, Penny S. Noel, of record in Book 4216, page 979, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,900.00

Subscribed and sworn to before me, this the 23 day of December, 19 70

Affiant

My commission expires 5/7/74 (Affix Seal)

Notary Public

This is improved (unimproved) property, known as (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

Y. B. Justice and wife, Mary B. Justice, 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, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Y. B. Justice and wife, Mary B. Justice, their

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

Witness our hands this 24th day of December, 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.*

P. B. Moon, Jr.

Erna L. Moon

This Instrument Was Prepared By

Phillip Saindon (Comp)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar *a Notary Public in and for said County and State,* P. B. Moon, Jr. and wife, Erna L. Moon,

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 Nashville *Tennessee, this* 24th *day of* December, *19* 70.

Notary Public

Commission expires 5/7/74

NELLIE T. WEIMAR NOTARY PUBLIC DAVIDSON

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 .....

OAKES AND SMITH
REALTY CO., INC.

WARRANTY DEED

FROM

P. B. MOON, JR., ET UX

TO

Y. B. JUSTICE, ET UX

5316 Woodcrest Dr.

DEC 29 70 CONV 18,900.00
DEC 29 70 S'TAX A* 49.14
DEC 29 70 PR'FEE A* .50
DEC 29 70 W'DEED A* 3.00 * 52.64

300446

IDENTIF. REFERENCE

DEC 29 9 53 AM '70

FELIX A. [illegible] 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

PEDIGO & SAINDON