WARRANTY DEED

BOOK 4472 PAGE 80

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Howard E. Neal, et ux	SAME	27W-4565
(NAME)	(NAME)	
206 Scott Ave.		83-6
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		Po. 196
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Six Thousand Two Hundred Seventy and No/100-- ----------($6,270.00) ----------*Dollars,*

cash in hand paid by Howard E. Neal and wife, Myra C. Neal, the receipt of all of which is hereby acknowledged,

we, Clive Anderson and wife, Ruby H. Anderson

have this day bargained and sold, and do hereby transfer and convey unto the said Howard E. Neal and wife, Myra C. Neal, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the southerly 50 feet of lot "D" on the plan of Brownsville First Addition, of record in book 21, page 112, Register's Office for said County.
Said part of lot "D" fronts 50 feet on the easterly side of Scott Avenue and runs back between parallel lines 200 feet to a dead line.
Being the same property conveyed to Clive Anderson and wife, Ruby H. Anderson, by deed from Thomas B. Reed, Jr., et al, of record in book 4453, page 424, said Register's Office.

This Instrument Was Prepared
~~This Instrument Was Prepared~~
Phil P. Saunders
~~Of The Law Firm Pedigo~~
Of The Law Firm Pedigo
Stahlman Building, Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 6270.00

Subscribed and sworn to before me, this the 6th day of January 1971

Affiant Myra C. Neal

My commission expires: June 6, 1972 (Affix Seal)

Notary Public Mary Ensey

unimproved ( )
This is improved (X) property, known as 206 Scott Ave, Nashville, Tennessee
(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 Howard E. Neal and wife, Myra C. Neal, 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 taxes for 1971 which are prorated and assumed by the purchasers.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Howard E. Neal and wife, Myra C. Neal, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 6th *day of* January, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Clive Anderson

Ruby H. Anderson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Clive Anderson and wife, Ruby H. Anderson

the within named 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 Nashville, Tennessee *this* 6th *day of* January, *19*71.

Mary Ensey *Notary Public*

Commission expires June 6, 1972

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.....

Guaranty Deed 209676

WARRANTY DEED

FROM

Clive Anderson, et ux

TO

Howard E. Neal, et ux

B 0 1 1 7 4

IDENTIF. REFERENCE

JAN 7 10 47 AM '71

FELIX L. ALLISON II REGISTER
DAVIDSON COUNTY, TENN.

JAN-71 CONV *6,270.00
JAN-71 S'TAX A* 16.38
JAN-71 PR'FEE A* .50
JAN-71 W'DEED A* 3.00 * 19.88

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

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