# WARRANTY DEED

BOOK 4472 PAGE 187

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Edgar L. Allen | Guaranty Mortgage Co. | Map 92-13 Pt. |
| (NAME) | (NAME) | |
| 346 Chamberlain Street | 7th Ave. No- Union St | par 301 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tenn. | Nashville Tenn. | 11W-8110 5 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of*

Eight Thousand forty Six ($8,046.88) and 88/100 - - - -

*Dollars,*

of which $1,000.00 has been paid in cash by Edgar L. Allen and wife Elaine S. Allen, the receipt of which is hereby acknowledged and for the remainder, the said Edgar L. Allen and wife Elaine S. Allen assume and agree to pay the balance of $7,046.88 secured by deed of trust, executed by Ralph D. Wilkinson and wife Mildred Arnold Wilkinson to Herschel Greer, Trustee, of record in book 2768, page 439, Register's Office for Davidson County, Tennessee.

We, Joseph Emory Seat and wife Odie Gentry Seat

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

Edgar L. Allen and wife Elaine S. Allen

their

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

Being lot 3 of Block 26 on the map of Subdivision of Plummer Place, of record in book 161, page 39, Register's Office for said County.

Said lot N o. 3 fronts 50 feet on the easterly side of Chamberlain Street, formerly 38th. Ave. No. and runs back between parallel lines 154 feet more or less to an alley.

Being the same property conveyed to Joseph Emory Seat and wife Odie Gentry Seat by deed from Ralph D. Wilkinson and wife of record in book 3132, page 245, said Register's Office.

This instrument was prepared by James R. Wyatt, 100 39th. Ave. No. Nashville, Tenn.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this tranefer is $ 8,046.88

Subscribed and sworn to before me, this the 6TH day of December 19 70

My commission expires: January 1-21-71 (Affix Seal)

Affiant Joseph E. Seat

Notary Public N. Wilkinson

This is unimproved ( ) improved (X) property, known as 346 Chamberlain Street (House Number) (Street) Nashville, Tenn. 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*

Edgar L. Allen and wife Elaine S. Allen

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* Edgar L. Allen and wife Elaine S. Allen

their

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

*Witness* our *hand* S *this* 6TH *day of* December January, 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.*

Joseph Emory Seat

Odie Gentry Seat

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* H. B. Duncan, *a Notary Public in and for said County and State,* Joseph Emory Seat and wife Odie Gentry Seat

*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, Tenn. *this* 6th *day of* December January, *19*71.

H. B. DUNCAN NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE OF TENN.

H B Duncan *Notary Public*

*Commission expires* 1-31-71

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* .....

JAN-7? CONV *8,046.88
JAN-7? S'TAX A* 20.80
JAN-7? PW'FEE A* .50
JAN-7? W'DEED A* 3.00 * 24.30

**WARRANTY DEED**

FROM
Joseph Emory Seat, etux

TO
Edgar C. Allen, etux

B 0 1 2 2 4

IDENTIF. REFERENCE

JAN 7 2 36 PM '71

FELIX Z. WILSON II 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