This instrument prepared by Frank P. Reynolds, Attorney, American Trust Bldg., Nashville, Tenn.

WARRANTY DEED

BOOK 4472 PAGE 937

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Thomas S. Rutherford	Same	
(NAME)	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Ten Thousand, Two Hundred, Fifty and no/100---------- *Dollars,* cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration,

I, Frank P. Reynolds, Executor, Estate of Lou Hayes Barrett

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

Thomas S. Rutherford, a single person

his *(successors), heirs and assigns,*

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

Being Lot No. 73 in Williams' First Addition to Edgefield, now East Nashville, as of record in Book 21, page 45, Register's Office, for Davidson County, Tennessee.

Said Lot No. 73 fronts 50 ft. on the northerly side of Boscobel Street and runs back between parallel lines 175 ft. to an alley.

Said property was devised to Flora Cox, E. R. Barrett, Mattie Cox, D. F. Barrett, Percy Olen Barrett and Katherine Cathey, by will of Lou Hayes Barrett, of record in Will Book 96, page 231, Probate Court for said county; and being conveyed herein by Frank P. Reynolds, Executor, pursuant to the power and authority conferred under said will of Lou Hayes Barrett.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $10,250.00

Subscribed and sworn to before me, this the 11th day of Jan 19 71

Affiant

My commission expires: 8-8-71 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as 717 Boscobel Street, Nashville, Tenness ee (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

Thomas S. Rutherford

his *(successors),*

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Thomas S. Rutherford

his

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

Witness my *hand this* 11 *day of* Jan, 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.*

Frank P. Reynolds, Jr.

Executor for the estate Lou Hayes Barrett.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Helen J. McGhee, *a Notary Public in and for said County and State,* Frank P. Reynolds *the within named bargainor, with whom I am personally acquainted, and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee, *this* 7th *day of* January, *19*71

Helen J. McGhee
Notary Public

Commission expires 8-8-71

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 .....

WARRANTY DEED

FROM

Frank P. Reynolds, Executor

TO

Thomas S. Rutherford

Mail: Frank P. Reynolds, Jr.
1200 Klondike Rd.
37216

301565

IDENTIF. REFERENCE

JAN 11 4 20 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JAN 11 71	CONV	10,250.00				
JAN 11 71	S'TAX		A*	26.52		
JAN 11 71	PR'FEE		A*	.50		
JAN 11 71	W'DEED		A*	3.00	*	30.02

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE