BOOK 4483 PAGE 528 This Instr...

CLYD...

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Claudie L. McDonald (NAME)	SAME (NAME)	Map 116-14
3557 Crestridge Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 9B
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	pt

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------

----------($10.00)---------- Dollars,

cash in hand paid by CLAUDIE L. MCDONALD and wife, ANNA K. MCDONALD, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we

J. O. FOXALL and wife, WILLIE IRENE FOXALL

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

CLAUDIE L. MCDONALD and wife, ANNA K. MCDONALD

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

LAND in Davidson County, Tennessee being Lot No. 19 on the Map of Longview Manor, Sections One and Two, as of record in Book 1424, page 127, Register's Office for said County.

SAID Lot No. 19 fronts 90 feet on the west side of Crestridge Drive and runs back between lines, 183.3 feet on the south line and 174.6 feet on the north line, to a dead line on which it measures 90.4 feet.

BEING the same property conveyed to J. O. Foxall and wife, Willie Irene Foxall, by deed from Marion W. Swint and wife, as of record in Book 3286, page 605, said Register's Office.

This conveyance is made subject to plan of record which shows an owners certificate, a 60-foot set-back line from Crestridge Drive and a 10-foot easement for utilities across the rear of the lot, and restrictions of record in Book 1760, page 31 and in Book 1781, page 530, Register's Office for Davidson County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 29,500.00

Subscribed and sworn to before me, this the 24th day of February 19 71

Affiant

My commission expires: 5-12-74 (Affix Seal)

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (X) property, known as 3557 (House Number) Crestridge Drive (Street) Nashville 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

CLAUDIE L. MCDONALD and wife, ANNA K. MCDONALD

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 for current taxes.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said CLAUDIE L. MCDONALD and wife, ANNA K. MCDONALD

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

Witness our hands this 24th day of February, 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.

J. O. FOXALL

WILLIE IRENE FOXALL

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* J. O. Foxall and wife, Willie Irene Foxall

*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* 24 *day of* February, *19* 71

Eugene P. Holland NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

Commission expires 5-12-74

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.....

MAR-3[illegible]	CONV	29,500.00				
MAR-3[illegible]	S'TAX		A*	76.70		
MAR-3[illegible]	PR'FEE		A*	.50		
MAR-3[illegible]	W'DEED		A*	3.00	*	80.20

Please Return To:
Entrekin, Johnson & Holland
1403 Jos. M. Smith Bldg.
Nashville, Tenn. 37219

WARRANTY DEED

FROM J. O. Foxall Et Ux

TO Claudie L. McDonald Et Ux

B 0 6 4 5 5

IDENTIF. REFERENCE

MAR 3 10 53 AM '71

FELIX A. 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