WARRANTY DEED

BOOK 1481 PAGE 261

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Sherlo [illegible], et ux	Same	Par. #236-2100
(NAME) 1517 Forrest Avenue	(NAME) Same	Map 83-9
(STREET ADDRESS OR ROUTE NUMBER) [illegible], Tenn. 37206	(STREET ADDRESS) Same	Par. 355
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $9100.00

-------- Ninety One Hundred & NO/100th. ---------- *Dollars,*

of which $1,947.34 ---- One Thousand, Nine Hundred, Forty Seven & 34/100th.-Dollars has been paid in cash by the Grantees hereinafter named, and the assumption of an unpaid balance of a note described in a Vendor's Lien, recorded in book 4408, page 679, Register's Office for Davidson County, Tennessee, in the original amount of $7450.00. Said note has been reduced to $7152.66, next payment in the amount of $70.00, being principal and interest at 8%, due and payable March 15, 1971.

We, Alvin Y. McClanahan and wife, Dorothy L. McClanahan

have this day bargained and sold, and do hereby transfer and convey unto the said Sherlo W. Smith and wife, Nellie M. Smith,

their *(successors), heirs and assigns,*

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

Being Lot No. 63 on the plan of the subdivision of the A. V. S. Lindsley 29- acre tract, as of record in book 57, page 66, Register's Office for said County.

Said Lot No. 63 fronts 50 feet on the northerly side of Forrest Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Alvin Y. McClanahan and wife, Dorothy L. McClanahan, by deed from Kate Wade Jackson, et al, of record in book 4408, page 679, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 9100.00

Subscribed and sworn to before me, this the 5 day of March, 1971

Affiant

My commission expires: _____ (Affix Seal)

Notary Public

This is unimproved (y) improved ( ) property, known as 1517 (House Number) Forrest Avenue (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

Sherlo W. Smith and wife, Nellie M. Smith

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 as hereinabove stated and 1971 taxes, which have been prorated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Sherlo W. Smith and wife, Nellie M. Smith

their

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

Witness our *hand* s *this* 25th. *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.*

Alvin Y. McClanahan

Dorothy L. McClanahan

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, L. O. Hardaway, *a Notary Public in and for said County and State,* Alvin Y. McClanahan and wife, Dorothy L. McClanahan

the within named bargainor, 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 *this* 24 *day of* February, *19* 71

Commission expires Oct. 23, 1971

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

TO

Deed prepared by: - Mail
L. O. Hardaway
120 South 11th. Street
Nashville, Tenn.

B 0 6 7 9 5

IDENTIF. REFERENCE

MAR 5 2 18 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR-5[illegible]	CONV	*9,100.00			
MAR-5[illegible]	S'TAX		A*	23.66	
MAR-5[illegible]	PR'FEE		A*	.50	
MAR-5[illegible]	W'DEED		A*	3.00	* 27.16

Compliments of

Guaranty Title

Office of

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