WARRANTY DEED

BOOK 4493 PAGE 817

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Vellabe E. Kelley	Same	Map. 61-15
(NAME) 1207 Stratford Avenue	(NAME)	Par. 369
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	pd

FOR AND IN CONSIDERATION of the sum of Fifteen Thousand Five Hundred and no/100 ---------- ----------($15,500.00) ---------- *Dollars,*

cash in hand paid by Vellabe E. Kelley, the receipt of which is hereby acknowledged,

I, Lillian G. Bate,

have this day bargained and sold, and do hereby transfer and convey unto the said Vellabe E. Kelley, her

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

Being the westerly 100 feet of lots Nos. 277 and 278 on the plan of Inglewood Place, as of record in book 332, page 101, Register's Office for said County.
Said part of lots Nos. 277 and 278 fronts 100 feet on the northerly side of Stratford Avenue and runs back between parallel lines 205 feet to the southerly line of lot No. 276.
Being the same property conveyed to William B. Bateand wife, Lillian G. Bate, by deed from J. Harold Stephens and wife, of record in book 3375, page 59, Register's Office for said County, the said William B. Bate having since died.

This conveyance is made subject to the provision and agreement that Herbert Edwards, father of the grantee herein, be permitted and granted a life estate in the property as set out herein.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 15,500.00

Subscribed and sworn to before me, this the 14th day of April 19 71

Affiant Vellabe E Kelley

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

Notary Public Mary Ensey

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is unimproved ( ) improved (X) property, known as 1207 Stratford Avenue, 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 Vellabe E. Kelley, her *(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,* except taxes for 1971 which are prorated and assumed by the grantee.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Vellabe E. Kelley, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 14th *day of* April, 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.*

This Instrument Was Prepared By

Dewey W Peden (mc)

Of The Law Firm of Neal & Saindon

Stahlman Building: Nashville, Tennessee

Lillian G. Bate

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Lillian G. Bate

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee *this* 14th *day of* April, *19* 71

Mary Ensey
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

APR 15 71	CONV	15,500.00				
APR 15 71	S'TAX		A*	40.30		
APR 15 71	PR'FEE		A*	.50		
APR 15 71	W'DEED		A*	3.00	*	43.80

Quan. Title 2107 13

WARRANTY DEED

FROM
Lillian G. Bate

TO
Vellabe E. Kelley

B 1 1 1 6 7

IDENTIF. REFERENCE

APR 15 2 59 PH '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 256-2650
NASHVILLE, TENNESSEE