TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:

(NAME)

(STREET ADDRESS OR ROUTE NUMBER)

(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO: BOOK 1496 PAGE 515

First Federal Savings
(NAME)

Union at Fourth
(STREET ADDRESS)

Nashville, Tennessee 37219
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS

Map 72-4
Pc. 302
pd

For and in consideration of the sum of Ten & 00/100 ($10.00) DOLLARS

cash in hand paid by James A. House and wife, Elizabeth W. House

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, John T. Dennison and wife, Frances L. Dennison

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the northerly one-half of Lot No. 7 of Block D on the Map of the Country Club Estates, as of record in Book 843, page 95, Register's Office for said County.

Said part of Lot No. 7 fronts 50 feet on the westerly side of McAlpine Avenue and runs back between parallel lines 175 feet to a dead line.

Being the same property conveyed to John T. Dennison and wife, Frances L. Dennison, by deed from John C. Waggoner and wife, as of record in Book 1218, page 190, said Register's Office.

This conveyance is subject to recorded restrictions, and easements applicable to said property, and to taxes for 1971.

This is improved (X) unimproved ( ) property, known as 1442 McAlpine Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 21st day of April, 19 71.

John T. Dennison

Frances L. Dennison

STATE OF TENNESSEE
DAVIDSON COUNTY } MISSOURI
WRIGHT COUNTY

Personally appeared before me, Undersigned, a Notary Public in and for said County and State, the within named John T. Dennison and wife, Frances L. Dennison the bargainors, 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 Hartville, Missouri

this 21st day of April, 19 71

Commission expires May 12, 1973 Notary Public Harry V. Hutton

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
JOHN T. DENNISON AND WIFE,
FRANCES L. DENNISON

TO
JAMES A. HOUSE AND WIFE,
ELIZABETH W. HOUSE

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

Title to instrument prepared by
STEPHENSON, LACKEY, FOLK
First Federal Building
Nashville, Tennessee 37...

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

1001

PLEASE MAIL TO - Mr. James A. House, 1442 McAlpine Ave.
Nashville, Tenn., 37216

BOOK 4496 PAGE 516

B 1 2 3 7 6

IDENTIF. REFERENCE

APR 26 2 42 PM '71

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR26E	CONV	16,000.00				
APR26E	S'TAX		A*	41.60		
APR26E	PR'FEE		A*	.50		
APR26E	W'DEED		A*	3.00	*	45.10

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration for or value of the property interest herein transferred is $ 16,000.00

Affiant

Sworn to and subscribed before me this 23 day of April, 19 71

My commission expires: 4-23-73

Notary Public

State of Tennessee
County of Davidson