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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,000.00

Mrs. Martha Pearl McClain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF May 19 71.

J. Head
Notary Public

MY COMMISSION EXPIRES: Dep. Register
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
A. Braden Floyd, Jr., Atty., 338 White Bridge Rd., Nash., Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kenneth Maurice McClain (NAME)	Same (NAME)	Map 118-9
925 Marengo Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pac. 176
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Pd

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Ernest Wiley McClain and wife, Martha Pearl McClain

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kenneth Maurice McClain, subject to a life estate, which is reserved by each of the grantors herein

HEREINAFTER CALLED THE GRANTEES, ~~THEIR~~ His HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEING Lot No. 13 on the Map of Sutton Hill Section of Marengo Park, as of record in Book 974, page 67, and that part of Glendale Car Line (now abandoned) in the rear of said Lot No. 13, described together as follows:

BEGINNING on the southerly margin of Marengo Lane, at the corner of Lots 12 and 13; thence with the line between Lots Nos. 10, 11, 12 and 13, southwardly 211.5 feet to the northerly right of way of the Glendale Car Line; thence southwardly to the southerly right of way line of said carline; thence with said right of way line, eastwardly 75 feet; thence northwardly to the corner of Lots 13 and 14; thence with the line between said two lots, northwardly 195.7 feet to the southerly margin of Marengo Lane; thence with said Lane, westwardly 75.1 feet to the point of beginning.

BEING the same property conveyed to Ernest Wiley McClain and wife, Martha Pearl McClain by deed from Edna Ladd, a widow, of record in Book 4364, page 171, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to an easement for sanitary sewers and/or storm drainage of record in Book 3947, page 5, said Register's Office.

This is ~~unimproved~~ improved property, known as 925 Marengo Lane Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 25 day of MAY, 19 71

Ernest Wiley McClain

Martha Pearl McClain

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ernest Wiley McClain and wife, Martha Pearl McClain

the 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 25 day of May 19 71

Commission expires 2/3/73

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
ERNEST WILEY MCCLAIN AND WIFE, MARTHA PEARL MCCLAIN

TO
KENNETH MAURICE MCCLAIN, SUBJECT TO A LIFE ESTATE RESERVED BY EACH OF THE GRANTORS HEREIN

B 1 6 2 5 3

IDENTIF. REFERENCE

MAY 26 9 49 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY26'71	CONV	17,000.00				
MAY26'71	S'TAX		A*	44.20		
MAY26'71	P&FEE		A*	.50		
MAY26'71	W'DEED		A*	3.00	*	47.70