This instrument prepared by:
Howser, Thomas, Summers & Binkley
300 James Robertson Parkway
Nashville, Tenn. 37219

WARRANTY DEED

ATC-163424

BOOK 4505 PAGE 468

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Joe B. Brown	Kislak Mortgage Company	115-5-28
(NAME) 858 Rodney Drive	(NAME) 2509 West End Avenue	F. B.
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	8D-63160
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- ---------- ($10.00) ---------- Dollars, cash in hand paid by Joe B. Brown and wife, Marilyn M. Brown, and other good and valuable considerations, receipt of which is hereby acknowledged,

I, O. D. Givan, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said Joe B. Brown and wife, Marilyn M. Brown, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 67 on the Revised Plan of West Meade Hills, Section 3, as of record in Book 3300, page 8, Register's Office for said County. Said Lot No. 67 fronts 125 feet on the easterly side of Rodney Drive and extends back 317.21 feet on the northerly line and 427.8 feet on the southerly line to a dead line, measuring 188.5 feet thereon.

BEING the same property conveyed to O. D. Givan and wife, Melna Givan, by deed from John B. Downey and wife, of record in Book 3347, page 423, said Register's Office, the said Melna Givan having since died.

This conveyance is made subject to restrictive covenants of record in Book 3252, page 84, and to conditions of owner's certificate, easement and setback lines as shown on plan of record in Book 3300, page 8, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 36,750.00

Subscribed and sworn to before me, this the 20th day of May 19 71

Affiant Joe B Brown

My commission expires: July 23, 1974. (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as 858 Rodney Drive, 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 Joe B. Brown and wife, Marilyn M. Brown, their (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 by taxes for 1971 which are 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 Joe B. Brown and wife, Marilyn M. Brown, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 20th day of May, 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.

O. D. Givan

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Reau E. Folk, Jr. *a Notary Public in and for said County and State,* O. D. Givan

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

Witness my hand and official seal at Nashville *Tennessee, this* 20th *day of* May, *19* 71.

Reau E. Folk Jr.
Notary Public

Commission expires July 23, 1974.

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 .....

MAY26'71	CONV	36,750.00			
MAY26'71	S'TAX		A*	95.42	
MAY26'71	PR'FEE		A*	.50	
MAY26'71	W'DEED		A*	3.00	* 98.92

WARRANTY DEED

FROM
O. D. GIVAN
TO
JOE B. BROWN, ET UX.

B 16375

IDENTIF. REFERENCE

MAY 26 3 35 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 256-2656
NASHVILLE, TENNESSEE

File. Reau Folk