WARRANTY DEED

BOOK 4506 PAGE 526

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Essie E. Frasier (NAME)	First Federal Savings & Loan (NAME)	Map 120-15
305 McGavock Pike (STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union (STREET ADDRESS)	Par 4
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable consideratins accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 2892, page 629, Register's Office for Davidson County, Tennessee.

We, Burnice W. Mayes and wife, Thelma L. Mayes

have this day bargained and sold, and do hereby transfer and convey unto the said Essie E. Frasier, for sole and separate use, her ~~successors~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 159 on the Map of Airport Estates, as of record in Book 1130, page 83, Register's Office for said County.

Said Lot No. 159 fronts 74.1 feet on the westerly side of McGavock Pike and runs back between lines, 166 feet on the north line and 165.9 feet on the south line, to a dead line, measuring 74 feet thereon.

Being the same property conveyed to Burnice W. Mayes and wife, Thelma L. Mayes by deed from Arcie A. Gant and wife, Lillie P. Gant of record in Book 4242, page 807, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 9,780.78

Subscribed and sworn to before me, this the 28th day of May 19 71

Affiant Essie E. Frasier

My commission expires: Nov. 1, 1972 (Affix Seal)

Notary Public Edward W Hill

This is unimproved ( ) improved ( ) property, known as ..... (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 Essie E. Frasier, her ~~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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Essie E. Frasier, her ~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 28 *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.*

x Burnice W. Mayes

x Thelma L. Mayes

This Instrument Was Prepared By

Phillip Davidson (gab)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Edward W. Hill, *a Notary Public in and for said County and State,* Burnice W. Mayes and wife, Thelma L. Mayes, *the within named 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 Nashville, Tennessee *this* 28th *day of* May, *19* 71

Edward W. Hill *Notary Public*

Commission expires Nov 1, 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 .....

ED HILL REALTY CO.
2221 NOLENSVILLE RD.

WARRANTY DEED

FROM
BURNICE W. MAYES, ET UX
TO
ESSIE E. FRASIER

JUN-17 CONV *9,780.78
JUN-17 S'TAX A* 25.48
JUN-17 PR'FEE A* .50
JUN-17 W'DEED A* 3.00 * 28.98

B 16871

IDENTIF. REFERENCE

JUN 1 2 16 PM '71

FELIX E. 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

PEDIGO & SAINDON