WARRANTY DEED

BOOK 4509 PAGE 397

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Acuff-Rose Publications, Inc.	SAME	Map 118-2
(NAME) 2510 FRANKLIN Rd	(NAME)	Par. 206
(STREET ADDRESS OR ROUTE NUMBER) NASHVILLE, TN	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Thirty Thousand and no/100 ---------- ($30,000.00) ---------- *Dollars,*

cash in hand paid by Acuff-Rose Publications, Inc., the receipt of which is hereby acknowledged,

318138

I, Marie Stumb Jones,

have this day bargained and sold, and do hereby transfer and convey unto the said ACUFF-ROSE PUBLICATIONS, INC., their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lots Nos. 34 and 35 in Geo. I. Waddey's Subdivision of Westwood, a plan of which is of record in book No. 332, page 99, Rkgister's Office for said County. Said lots Nos. 34 and 35 front 50 feet each on the westerly side of Westwood Drive, formerly 7th Avenue South extended, and run back between parallel lines 170 feet to an alley.

Being the same property conveyed to Samuel E. Jones and wife, Marie Stumb Jones, by deed from William J. Givens, of record in Book 1248, page 2, said Register's Office, the said Samuel E. Jones having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 8th day of June 19 71

R. H. Darrow, Agent
Affiant

My commission expires: June 6 1972 (Affix Seal)

Mary Emery
Notary Public

This is unimproved ( ) improved (X) property, known as 2615 Westwood 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 Acuff-Rose Publications, Inc., 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 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* Acuff-Rose Publications, Inc. their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 8th *day of* June, 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.*

Marie Stumb Jones

This Instrument Was Prepared By

Dewey W. Pedigo (mfl)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emery Marie Stumb Jones *a Notary Public in and for said County and State,*

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* 3rd *day of* June *19* 71

Commission expires June 6, 1972 Mary E Emery *Notary Public*

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.....

JUN-9?? CONV 30,000.00
JUN-9?? S TAX A* 78.00
JUN-9?? RECFEE A* .50
JUN-9?? MTGFEE A* 3.00 * 81.50

Guaranty Title 211394

WARRANTY DEED

FROM

Marie Stumb Jones

TO

Acuff-Rose Publications, Inc.

318198

IDENTIF. REFERENCE

JUN 9 1 46 PM '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