BOOK 4509 PAGE 677

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Franklin F. Elliott, Jr. (NAME)	Dobson & Johnson, Inc. (NAME)	Map 147-11
575 Whispering Hills Dr. (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Building (STREET ADDRESS)	Pc. 20 pw
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $10.00----------

----------TEN AND NO/100----------*Dollars,*

Cash paid by Franklin F. Elliott, Jr. and wife, Peggy J. Elliott, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Joe Clemons and wife, Martha R. Clemons,

have this day bargained and sold, and do hereby transfer and convey unto the said

Franklin F. Elliott, Jr. and wife, Peggy J. Elliott,

their ~~successors~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 475-A Whispering Hills Subdivision, Section 11-C, of record in Book 2854, page 35, Register's Office for said County.

Said Lot No. 475-A fronts 77 feet on the southerly side of Whispering Hills Drive and extends back between lines 261.3 feet on ~~the west line~~ and 268.7 feet on the east line to a broken line in the rear measuring 91.4 feet thereon.

Being the same property conveyed to Joe Clemons and wife, Martha R. Clemons, by deed from Ed Hodge and wife, as of record in Bcok 4084, page 899, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,500.00

Subscribed and sworn to before me, this the 3rd day of June 19 71

Franklin F Elliott Jr
Affiant

My commission expires: 8/9/72 (Affix Seal)

Notary Public

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

Franklin F. Elliott, Jr. and wife, Peggy J. Elliott,

their ~~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* Franklin F. Elliott, Jr. and wife, Peggy J. Elliott, their ~~successors~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 3rd *day of* June, 1971, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Joe Clemons
Joe Clemons

X Martha R Clemons
Martha R. Clemons

RECORDED

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Jo Womble, *a Notary Public in and for said County and State,* Joe Clemons and wife, Martha R. Clemons,

the within named 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* 3rd *day of* June, *19*71.

Notary Public

Commission expires 8/9/72

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 10 CONV 20,500.00
JUN 10 S TAX A* 53.30
JUN 10 PB FEE A* .50
JUN 10 WDEED A* 3.00 * 56.80

WARRANTY DEED

FROM
Joe Clemons, et ux

TO
Franklin F. Elliott, Jr., et ux

B 18329

IDENTIF. REFERENCE

Jun 10 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

Dobson & Johnson, Inc.