Deed prepared by: James H. Hill, Atty., 320 So. Gallatin Rd.,Madison,Tenn.

# WARRANTY DEED

BOOK 4526 PAGE 828

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| William H. Howell,Trustee | Home Federal Savings & Loan | Map. 52-1 |
| c/o Geo. P. Howell & Sons (NAME) | L & C Tower (NAME) | Par. 179 |
| 412 Gallatin Road (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Madison, Tenn. 37115 (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | PW |

*FOR AND IN CONSIDERATION of the sum of* Ten and no/100 ---------- ----------($10.00)---------- *Dollars,* and other good and valuable considerations, the receipt of which is hereby acknowledged and for further consideration, that the grantee herein does hereby agree to pay the balance of an indebtedness to secure to Home Federal Savings and Loan Asso., the payment of one note dated Feb. 27, 1964, in the original principal amount of $12,500.00, payable in monthly installments of $103.38 each, including principal and interest at the rate of 5+1 % per annum, beginning July 1, 1964, which the grantee does hereby assume and agree to pay as part of the purchase price for the premises conveyed and described hereinafter, therefore, I, Joy Darrell, a widow, the grantor *have this day bargained and sold, and do hereby transfer and convey unto the said* William H. Howell, Trustee, the grantee, with full power to sell and convey without the joinder of any other person ,and his *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot no. 23 of Block G on the revised plan of Power and Roth's Madison Park Subdivision as of record in Book 843, page 7, Register's Office for said County. Said Lot no. 23 fronts 50 feet on the northerly side of Robinwood Avenue and extends back between parallel lines 200 feet to a dead line, Being the same property conveyed to Joy Darrell, a widow, by deed from E. C. Chance and wife, of record in Book 4000, page 416, Register's Office for said County; and by quit-claim deed of record in Book 4523, page 597, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 17,500.00

Subscribed and sworn to before me, this the 30th day of July 19 71

My commission expires: 5/7/74 (Affix Seal)

Affiant Joy Darrell

Notary Public

This is unimproved ( ) improved (X) property, known as 247 (House Number) Robinwood Avenue (Street) Nashville, Tenn. (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* grantee and his *(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.*

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantee and his *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* my *hand this* 30th *day of* July, 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.*

Joy Darrell

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* the undersigned, *a Notary Public in and for said County and State,* Joy Darrell, a widow, *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* Madison, *Tennessee, this* 30th *day of* July, *19* 71

James H. Hill *Notary Public*

*Commission expires* 5/7/74

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* .....

| | | | | | |
|---|---|---|---|---|---|
| AUG-6?? | CONV | 17,500.00 | | | |
| AUG-6?? | S'TAX | | A* | 45.50 | |
| AUG-6?? | PR'FEE | | A* | .50 | |
| AUG-6?? | W'DEED | | A* | 4.00 | * 50.00 |

**WARRANTY DEED**

FROM
Joy Darrell, a widow
TO
William H. Howell, Trustee

B 25878

IDENTIF. REFERENCE

AUG 6 1 16 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
**Madison Title Company**
320 Gallatin Road
MADISON, TENNESSEE 37115

Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

Mail to: Mr. William H. Howell
112 So. Gallatin Rd.
Madison, Tennessee 37115