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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF August 19 71

Notary Public

MY COMMISSION EXPIRES: October 28, 1972

(AFFIX SEAL)

Mail X

THIS INSTRUMENT WAS PREPARED BY
Paul G. Blankenship, Atty 3311 Gallatin Road Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nina E. Allen (NAME)	Nina Allen (NAME)	Map 6115
3812 Baxter Avenue (STREET ADDRESS OR ROUTE NUMBER)	3812 Baxter Avenue (STREET ADDRESS)	Parcel 302
Nashville, Tenn. 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Dorris Allen Kincaid, William D. Kincaid and Mary Hill Kincaid Vivrett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nina E. Allen

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being the north half of Lot No. 34 on the Map of Maplewood Home Tract, of record in Book 421, page 174, Register's Office for said County.

Said Part of said Lot No. 34 fronts 50 feet on the easterly side of Baxter Street and runs back between parallel lines 225 feet to a dead line.

Being the same property devised to Dorris Allen Kincaid, William D. (Bill) Kincaid and Mary Hill Kincaid Vivrett, as devisees under the will of Rena Maude Kincaid, of record in Will Book 100, page 320, County Court Clerk's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3812 Baxter Avenue Nashville, Tennessee 37216
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand this 12th day of August, 19 71

Dorris Allen Kincaid William D. (Bill) Kincaid

Mary Hill Kincaid Vivrett

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Paul G. Blankenship, a Notary Public in and for said County and State, the within named Dorris Allen Kincaid, William D.(Bill) Kincaid and Mary Hill Kincaid Vivrett

the 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 12th day of August 19 71

Commission expires October 28, 1972

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

B 2 6 8 4 4

IDENTIF. REFERENCE

AUG 13 1 48 PM '71

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 13 71	CONV	11,500.00			
AUG 13 71	S TAX		A*	29.90	
AUG 13 71	PR FEE		A*	.50	
AUG 13 71	W DEED		A*	4.00	* 34.40