TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:

(NAME)

(STREET ADDRESS OR ROUTE NUMBER)

(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO: BOOK 1529 PAGE 452

First Federal Savings
(NAME)

Union at Fourth
(STREET ADDRESS)

Nashville, Tennessee 37219
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:

Map, 51-7

Par. 86

For and in consideration of the sum of Ten & 00/100 ($10.00) DOLLARS

cash in hand paid by Robert V. Overton and wife, Regina C. Overton, and Robert W. Overton and wife, Merrill B. Overton

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Clarence E. Elrod and wife, Carlene C. Elrod

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 11 on the Plan of Oakland Acres Subdivision, Part 1, as of record in Book 1424, page 53, Register's Office for said County.

Said Lot No. 11 fronts 122.1 feet on the southerly side of Due West Avenue, and runs back 357.5 feet on the easterly line and 355 feet on the westerly line to a dead line, measuring 122.1 feet thereon.

Being the same property conveyed to Clarence E. Elrod by deed from Wilkie Baker and wife, as of record in Book 3226, page 159, said Register's Office, and by decree of record in Minute Book 140, page 126, of the Circuit Court.

This conveyance is subject to recorded restrictions, easements and setback lines applicable to said property, and to taxes for 1971.

This is improved ( ) unimproved (X) property, known as 301 Due West Avenue, Madison, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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.

Whenever 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 hands this 29 day of July, 1971.

Clarence E. Elrod

Carlene C. Elrod

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named Clarence E. Elrod and wife, Carlene C. Elrod 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 29 day of July, 1971.

Commission expires [illegible] Notary Public [illegible]

TENNESSEE TITLE COMPANY

Warranty Deed

FROM

CLARENCE E. ELROD AND WIFE, CARLENE C. ELROD

TO

ROBERT V. OVERTON, et ux, et al

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

STEPHENSON, LAWRENCE & ARCHER

Published by

TENNESSEE TITLE COMPANY

NASHVILLE, TENNESSEE

Zone Office

LAWYERS TITLE INSURANCE CORPORATION

1004

RETURN TO - Mr. Robert Overton, 301 Due West Ave., Madison, Tenn., 37115

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the greater of the actual consideration for or value of the property interest herein transferred is $ 21,500.00

State of Tennessee)
County of Davidson)

Affiant

Sworn to and subscribed before me this 13th day of December, 1971.

My commission expires:

Notary Public, in and for the aforesaid State and County.

21500.00

A* 55.90
A* 50
A* 4.00 * 60.40

AUG 16 1971 CCAV
AUG 16 1971 MORTGAGE TAX
AUG 16 1971 REGISTER'S FEE
AUG 16 1971 WDEED

FEE $ 2.00
DAVIDSON COUNTY, TENN.

Aug 15 2 51 PM '71

IDENTIF. REFERENCE

3270869

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