BOOK 4531 PAGE 537 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 1,000.00

Franklin Mitchell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March 1971

[illegible]
Notary Public

MY COMMISSION EXPIRES: 2-1-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William E. Higgins, Attny. 338 46th Ave. North, Nashville, Tenn. 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Franklin Mitchell, Jr. (NAME)	S A M E (NAME)	Map 71-9
5910 Deal Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 126
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	pd

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~~ I, Franklin Mitchell, reserving to myself all right, estate, title, interest and control as long as I shall live

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO my son, Franklin C. Mitchell, Jr.

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:

Being the West fifty feet of Lot No. 49 on the Map of T. M. Nall's Subdivision of the Boyd Cockrill Farm of record in Book 421, Page 63, Register's Office for said County. Said part of said lot fronts 50 feet on the north side of Deal Avenue and runs back between parallel lines 177 feet, more or less, to a dead line.

Being the same property conveyed to Franklin Mitchell by deed from William E. Higgins, Trustee, as of record in Book 4165, page 461, Register's Office for Davidson, County, Tennessee.

This is { } unimproved { } improved property, known as 5910 (House Number) Deal (Street) Avenue (P. O. Address) Nashville (City or Town) 37209 (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 my hand this 31st day of March, 19 71

Franklin Mitchell

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, H. B. Duncan, a Notary Public in and for said County and State, the within named Franklin Mitchell

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 3rd day of March 19 71

Commission expires 2-1-75

H. B. Duncan
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 Franklin Mitchell

TO Franklin C. Mitchell, Jr.

B 28049

IDENTIF. REFERENCE

AUG 24 10 14 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG24	CONV	*1,000.00			
AUG24	S'TAX		A*	2.60	
AUG24	PR'FEE		A*	.50	
AUG24	W'DEED		A*	4.00	* 7.10