BOOK 4531 PAGE 883

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mary E. Anderson (NAME)	Owner (NAME)	Map 51-3
1017 Saunders Avenue, (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 190
Madison , Tenn. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, Wylie Dockens Timmons and wife, Eva Robertson Timmons

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

Mary E. Anderson, her

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

Land in Davidson County, Tennessee, being Lot No. 37 on the Map of Section IV, Pleasant Acres, as of record in Book 2133, page 121, Register's Office for said County.

Said Lot No. 37 fronts 152.46 feet on the northeasterly side of Saunders Drive and runs back between lines 330.64 feet on the northwesterly line and 331.10 feet on the southeasterly line to a dead line in the rear, which is a broken line, on which it measures 90.64 feet.

Being the same property conveyed to Wylie Dockens Timmons and wife, Eva Robertson Timmons, by deed from Ferriss C. Bailey, Trustee, of record in Book 2342, page 167, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,500.00

Subscribed and sworn to before me, this the 10th day of August, 19 71

Affiant

My commission expires 5/7/74 (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

Mary E. Anderson, her ~~XXXXXXX~~ *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*

Mary E. Anderson, her ~~XXXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 24 *day of* August, 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.*

Wylie Dockens Timmons

Eva Robertson Timmons

This Instrument Was Prepared By

William Saindon

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar, *a Notary Public in and for said County and State,* Wylie Dockens Timmons and wife, Eva Robertson Timmons, *the within named 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* 21 *day of* August, *19* 71

Commission expires 5/7/74 *Notary Public*

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 .....

OAKES AND SMITH
REALTY CO., INC.

WARRANTY DEED

FROM
WYLIE DOCKENS TIMMONS, ET UX
TO
MARY E. ANDERSON

AUG25 71 CONV 26,500.00
AUG25 71 S'TAX A* 68.90
AUG25 71 PB'FEE A* .50
AUG25 71 W'DEED A* 4.00 * 73.40

B 28197

IDENTIF. REFERENCE

Aug 25 10 06 AM '71

FEE REGISTER
DAVIDSON COUNTY, TENN.

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Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON