WARRANTY DEED BOOK 4531 PAGE 885

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
C. C. Sanders et ux	Commonwealth Mortgage	Map 82-3
(NAME)	(NAME)	
4232 Silwood Dr.	Union St	Bk 266
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage Tenn.	Nashville Tenn. 37219	
(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, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 2894, page 615, Register's Office for Davidson County, Tennessee.

We, E. W. Wilkerson and James T. Cupit,

have this day bargained and sold, and do hereby transfer and convey unto the said C. C. Sanders and wife, Jennie E. Sanders, their ~~successors~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being the north 45 feet of Lot No. 6 and the south 43 feet of Lot No. 7 on the map of George W. Stainback's Subdivision of the Lucy H. Lindsley Tract, of record in Book 161, page 141, Register's Office for said County.

Said parts of said lots adjoin and front together 88 feet on the easterly side of Meridian Street and run back between parallel lines 145 feet to an alley.

Being the same property conveyed to E. W. Wilkerson and James T. Cupit by deed from Robert R. McKinney and wife, Billie Marie McKinney, of record in Book 4511, page 186, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10.00

Subscribed and sworn to before me, this the 24th day of August 1971

Affiant

My commission expires: 11-6-74 (Affix Seal)

Notary Public

This is unimproved (X) improved property, known as 1023 MERIDIAN ST. (House Number) (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 C. C. Sanders and wife, Jennie E. Sanders, their ~~successors~~, 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. except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said C. C. Sanders and wife, Jennie E. Sanders, their ~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 24th 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.

X E. W. Wilkerson

X James T. Cupit

This Instrument Was Prepared By

Harvey W. Pedigo

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ROBERT E. EARHART, *a Notary Public in and for said County and State,* E. W. Wilkerson and James T. Cupit,

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 21st *day of* August, *19*71.

Robert E. Earhart
Notary Public

Commission expires 11-6-71

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 .....

WARRANTY DEED

FROM

E. W. WILKERSON, ET AL

TO

C. C. SANDERS, ET UX

AUG 25 71	CONV	*8,300.00				
AUG 25 71	S'TAX		A*	21.58		
AUG 25 71	PR'FEE		A*	.50		
AUG 25 71	W'DEED		A*	4.00	*	26.08

328198

IDENTIF. REFERENCE

AUG 25 10 07 AM '71

FEE PAID FOR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON