WARRANTY DEED

Address New Owners as follows: Send Tax Bills To; Map-Parcel Numbers
H. R. Drake and E. Hudson Drake same
200 Hollywood
Goodlettsville, Tennessee 37072 BOOK 1533 PAGE 648 Map. 26-1 Par. 5 FW

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00) and other good and sufficient consideration, receipt of which is hereby acknowledged, J. M. PRATT has this day bargained and sold, and hereby transfers and conveys in equal undivided interests unto the said H. R. DRAKE and E. HUDSON DRAKE, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

A tract of land in the 10th, formerly the 20th, Civil District of Davidson County, in the Town of Goodlettsville, described as follows:

Beginning on the easterly margin of Dickerson Pike or Tennessee Highway U. S. No. 41-E at the northwest corner of the property leased by H. R. Drake, et al, to the Texas Company, as of record in Book 1947, page 421, Register's Office for said County; thence eastwardly 100 feet; thence northwardly 40 feet; thence westwardly 100 feet to the easterly margin of Dickerson Pike southwardly 40 feet to the point of beginning.

Being the same property conveyed to J. M. Pratt by deed of record in Book 4531, page 190, 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 $17,500.00.

AFFIANT

Subscribed and sworn to before me this 31 day of Aug., 1971.

Notary Public

My commission expires:

3/12/74

This is improved property, known as 118-20 Main Street, Goodlettsville, Tennessee, 37072.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said H. R. DRAKE and E. HUDSON DRAKE, their heirs and assigns forever, I covenant that I am 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 for 1971 taxes and any existing easement on the west side of said property for highway purposes.

Dorothy R. Pratt, wife of J. M. Pratt, joins fully in this conveyance except as to covenants and warranties.

WITNESS our hands this 30th day of August, 1971.

J. M. PRATT

DOROTHY R. PRATT

This instrument was prepared by LOWE WATKINS, Attorney 14th Floor American Trust Building, Nashville, Tenn. 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 4533 PAGE 649

Personally appeared before me, Sam C. Neal, a Notary Public in and for said County and State, J. M. Pratt and Dorothy R. Pratt, 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 30th day of August, 1971.

Sam C. Neal
Notary Public

My commission expires:

My Commission Expires MARCH 29, 1975

SAM C. NEAL NOTARY PUBLIC DAVIDSON COUNTY, TENN.

329009

IDENTIF. REFERENCE

SEP 1 9 28 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP-1 7	CONV	17,500.00				
SEP-1 7	S'TAX		A*	45.50		
SEP-1 7	PR'FEE		A*	.50		
SEP-1 7	W'DEED		A*	4.00	*	50.00

This instrument was prepared by LOWE WATKINS, Attorney
14th Floor American Trust Building, Nashville, Tenn. 37201