WARRANTY DEED

BOOK 4537 PAGE 719

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Tip Taylor and wife (NAME)	Security Federal Sav. & Loan Assn. (NAME)	
Rachel Taylor 931 East Eastland Avenue (STREET ADDRESS OR ROUTE NUMBER)	500 Union Street (STREET ADDRESS)	Map 82-8 Par. 107
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee. (CITY) (ZONE) (STATE)	

This instrument was prepared by: David Rutherford, Attorney, Nashville, Tennessee.

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

cash in hand paid and other good and valuable considerations, paid by the grantees, the receipt of which is hereby acknowledged,

I, Lawton Cawthron, unmarried

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

Tip Taylor and wife, Rachel Taylor, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being lot No. 3 on the map of the Richmond Addition, as of record in book 974, page 19, Register's Office for said County.

Said lot No. 3 fronts 53 feet on the northerly side of West Eastland Avenue, formerly Cleveland Street, and runs back between parallel lines 100 feet to a dead line.

Being the same property conveyed to Lawton Cawthron and wife, Kathryn Cawthron, by deed from Delcie C. Bailey, unmarried, of record in book 2480, page 479, Register's Office for said County, the said Kathryn Cawthron having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,500.00

Subscribed and sworn to before me, this the 16th day of September, 1971.

Affiant Tip Taylor

My commission expires August 17, 1972. (Affix Seal)

Notary Public Paul L. Swaney

This is improved ( ) unimproved ( ) 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

Tip Taylor and wife, Rachel Taylor, their

(successors), 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 the 1970 taxes, which have been pro-rated and assumed by the grantees herein.

I *further covenant and bind* myself, my heirs and representatives, *to warrant and forever defend the title to said real estate to said*

Tip Taylor and wife, Rachel Taylor, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 16th *day of* September, 1971.

Lawton Cawthron

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Paul K. Brown, *a Notary Public in and for said County and State,* Lawton Cawthron, *the within named 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* 16th *day of* September, *19*71.

Paul K. Brown *Notary Public*

Commission expires August 17, 1972.

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 .....

SEP 17 7[illegible]	CONV	11,500.00				
SEP 17 7[illegible]	S'TAX		A*	29.90		
SEP 17 7[illegible]	PR'FEE		A*	.50		
SEP 17 7[illegible]	W'DEED		A*	4.00	*	34.40

WARRANTY DEED

FROM
Lawton Cawthron
TO
Tip Taylor et ux

Filed Union Trust Co box

B 3 0 9 2 9

IDENTIF. REFERENCE

SEP 17 3 24 PM '71

FELIX Z. WILSON II 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