BOOK 4538 PAGE 769

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$5,550.00 Erma S. Smith
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF Sept. 1971

Notary Public

MY COMMISSION EXPIRES: Aug. 22, 1974
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gerald Richardson, Atty., 2604 Nolensville Road, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elva V. McCarty (NAME)	SAME (NAME)	20W 26480
1119 Lischey Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 71-15
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par. 482

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, Erma S. Smith and Minnie S. Simpson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elva V. McCarty

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:

LAND in Davidson County, Tennessee, being Lots Nos. 16 and 17 on the Plan of Oakwood Park, as of record in Book 421, Page 12, Register's Office for said County,

SAID Lots Nos. 16 and 17 front 31 feet each on the easterly side of North 4th Street, formerly Lischey Avenue, and run back between parallel lines 165 feet to an alley.

BEING the same property conveyed to W. W. Simpson and wife, Minnie S. Simpson and Erma S. Smith. The said W. W. Simpson having since died, The said Minnie S. Simpson haveing conveyed her interest to Erma S. Smith, of record in Book 3850, Page 687. The said Erma S. Smith having reconveyed same interest back to Minnie S. Simpson of record in Book 3872, Page 479, all deeds recorded in Davidson County, Tennessee.

William W. Simpson and Edna Simpson Hine join herein for the purpose of conveying intestate interest of W. W. Simpson, deceased, being his heirs-at-law.

SEP 22	CONV	*5,550.00			
SEP 22	STAX		A*	14.30	
SEP 22	RFEE		A*	.50	
SEP 22	WDEED		A*	4.00	* 18.80

This is { unimproved ( ) / improved (X) } property, known as 1119 Lischey Avenue, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (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 our hand S this 10th day of Sept., 1971

William W. Simpson — Erma S. Smith

Edna Simpson Hine — Minnie S. Simpson

STATE OF TENNESSEE
Davidson County

BOOK 4538 PAGE 770

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Erma S. Smith and Minnie S. Simpson

the bargainor S, 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 18 day of September 19 71.

Commission expires May 24, 1974

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
(his oath) (himself)
upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____
(they)
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

ERMA S. SMITH AND MINNIE S. SIMPSON

TO

ELVA V. McCARTY

Please Mail

JOHN T. BAUGH & COMPANY
Real Estate • Mortgages • Insurance
PHONE 242-5091
1617 Nolensville Rd. Nashville, Tenn. 37210

Edward Seddon
Attorney-at-Law
480 James Robertson Parkway
Nashville, Tennessee 37219

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IDENTIF. REFERENCE

SEP 22 8 35 AM '71

FELIX E. ROBERTSON II REGISTER
DAVIDSON COUNTY, TENN.