Prepared by:
Roy A. Miles, Jr., Attorney
415 Nashville Trust Building
Nashville, Tennessee 37201

BOOK 4546 PAGE 962

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William D. Karnes, Jr. (NAME)	Same (NAME)	Map 130-B
1322 Venus Drive (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par. 84
Nashville, Tn 37217 (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	

mail

For and in Consideration of the sum of Ten and no/100 ($10.00)----------

----------*DOLLARS*

cash paid and other good and valuable considerations, receipt of which is hereby acknowledged,

OCT21	CONV	12,500.00			
OCT21	S'TAX		A*	32.50	
OCT21	PB'FEE		A*	.50	
OCT21	W'DEED		A*	6.00	* 39.00

We, Clarence H. Shivers, Jr. and wife, Linda H. Shivers, *have bargained and sold, and by these presents do transfer and convey unto the said* William D. Karnes, Jr. and wife, Matilda T. Karnes, their ----------*heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 23 on the Map of Stardust Acres, as of record in Book 1424, page 92, Register's Office for said County, as follows:

Said Lot No. 23 fronts 60 feet on the north side of Venus Drive and runs back between parallel lines, 170 feet to a dead line.

Being the same property conveyed to Oscar B. Tucker by deed from Bobby Gene McDonald and wife, of record in Book 3702, page 625, said Register's Office.

Being also the same property conveyed to Clarence H. Shivers, Jr. by deed from Oscar B. Tucker and wife, Agnes E. Tucker, of record in Book 3704, page 589, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12,500.00

Subscribed and sworn to before me, this the 21 day of October 19 71

Affiant

My commission expires: March 1, 1975 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 1322 (House Number) Venus Drive (Street) P. O. Address: Nashville, Tennessee (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William D. Karnes, Jr. and wife, Matilda T. Karnes, their *heirs and assigns, forever.*

And we *do covenant with the said* William D. Karnes, Jr. and wife, Matilda T. Karnes *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.*

And we, Clarence H. Shivers, Jr. and wife, Linda H. Shivers, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* William D. Karnes and wife, Matilda T. Karnes, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 21 st *day of* October, *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.*

Clarence H. Shivers Jr.
Clarence H. Shivers, Jr.

Linda H. Shivers
Linda H. Shivers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Roy D. Miles Jr., a Notary Public in and for said County and State, the within named Clarence H. Shivers, Jr. and wife, Linda H. Shivers,

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 27th day of October, 19 71.

Roy D. Miles Jr., Notary Public

Commission Expires March 1, 1975

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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.....

B 3526 IDENTIFICATION RECEIVED Oct 13 04 PM '71 FELIX Z. HUDSON REGISTER DAVIDSON COUNTY, TENN.

.....
Notary Public

Commission Expires.....