WARRANTY DEED

4553 PG 282

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBERS
Marion Clyde Pippin, et ux, Lillie Pippin	Same	Map 103-8
(NAME)	(NAME)	Par. 64
92 44th Ave. N.		W2508790
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tenn.		
(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 consideration, the receipt of which is hereby acknowledged.

GEORGE BOLES and wife, MILDRED W. BOLES

have this day bargained and sold, and do hereby transfer and convey unto the said MARION CLYDE PIPPIN and wife, LILLIE PIPPIN their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 7 on the Map showing the Subdivision of Lot No. 346 in the Richland Realty Company's Subdivision of West Lawn, as of record in Book 547, page 21, Register's Office for Davidson County, Tennessee.

SAID Lot No. 7 fronts 50 feet on the westerly margin of 44th. Avenue North, and runs back between parallel lines 150 feet to the line of Lot No. 345 in Richland Realty Company's Subdivision of West Lawn.

BEING the same property conveyed to George Boles and wife, Mildred W. Boles by deed from Hattie Moore Hamilton of record in Book 4545, page 391, 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 $ 8,950.00

Subscribed and sworn to before me, this the 9th day of November, 19 71

Affiant

My commission expires 4-30-73 (Affix Seal)

Notary Public

This is improved ( ) unimproved (X) property, known as 92 44th. Avenue North, (House Number) (Street) Nashville (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 MARION CLYDE PIPPIN and wife, LILLIE PIPPIN 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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* MARION CLYDE PIPPIN and wife, LILLIE PIPPIN their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 9th. *day of* November, 1971, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

George Boles
George Boles

Mildred Boles
Mildred W. Boles

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
916 J. C. BRADFORD BLDG.
NASHVILLE, TENN. 37219

BOOK 4553 PAGE 283

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, *a Notary Public in and for said County and State,* George Boles and wife, Mildred W. Boles

the within named 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* 9th *day of* November, *19*71.

Gail Pigg *Notary Public*

Commission expires 4-30-73

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 .....

NOV15	CONV	*8,950.00				
NOV15	S'TAX		A*	23.14		
NOV15	PR'FEE		A*	.50		
NOV15	W'DEED		A*	4.00	*	27.64

WARRANTY DEED

FROM
George Boles, et ux
TO
Marion Clyde Pippin,
et ux, Lillie Pippin

B 37913

IDENTIF. REFERENCE

Nov 15 1 39 PH '71

FELIX [illegible] 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

Return: Gail Pigg