# WARRANTY DEED

BOOK 4556 PAGE 129

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Fred Nelson Shaw and wife, Ruth Ann Shaw | Kimbrough-Kavanaugh & Asso. | Map. 150-1 |
| (NAME) | (NAME) | |
| 470 Rural Hill Road | 404 James Robertson Parkway | Par. 18 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | Nashville, Tennessee | 2D 40490 |
| (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, and the assumption by the grantees of the unpaid balance of a note, secured by a Deed of Trust of record in Book 3939, page 29, Register's Office for Davidson County, Tennessee, payable to Kimbrough-Kavanaugh and Associates.

AUBREY C. TAYLOR and wife, POLLY E. TAYLOR

*have this day bargained and sold, and do hereby transfer and convey unto the said* FRED NELSON SHAW and wife, RUTH ANN SHAW

their *(successors), heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 217 on the Plan of Edge-O-Lake Estates, Section I, of record in Book 3600, page 43, Register's Office for Davidson County, Tennessee.

SAID Lot No. 217 fronts 78 feet on the northerly margin of Rural Hill Road and runs back between lines 150.12 feet on the easterly line and 147.0 feet on the westerly line to a dead line on which it measures 91.60 feet.

BEING the same property conveyed to Aubrey C. Taylor and wife, Polly E. Taylor by deed from R. W. Cravens Company, Inc., of record in Book 4302, page 135, 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 $ 26,900.00

Subscribed and sworn to before me, this the 16th day of November, 19 71

Affiant

My commission expires: 10-29-75 (Affix Seal)

Notary Public

This is unimproved ( - ) improved (X) property, known as 470 Rural Hill Road (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* FRED NELSON SHAW and wife, RUTH ANN SHAW 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* FRED NELSON SHAW and wife, RUTH ANN SHAW their *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* s *this* 16th *day of* November, 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.*

Aubrey C. Taylor Aubrey C Taylor Polly E. Taylor Polly E. Taylor

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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Vicki L Bell, *a Notary Public in and for said County and State,* Aubrey C. Taylor and wife, Polly E. Taylor

*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* 16th *day of* November, *19* 71

Vicki L Bell *Notary Public*

*Commission expires* 10-29-75

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* .....

**WARRANTY DEED**

FROM
Aubrey C. Taylor, et ux
TO
Fred Nelson Shaw, et ux

NOV24'71 CONV 26,900.00
NOV24'71 S'TAX A* 69.94
NOV24'71 PR'FEE A* .50
NOV24'71 W'DEED A* 4.00 * 74.44

B 3 9 1 1 3

IDENTIF. REFERENCE

Nov 24 2 08 PM '71

FELIX E. NELSON 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