BOOK 1565 PAGE 640

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,650

Thomas W. McClain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December, 1971.

Notary Public

MY COMMISSION EXPIRES: 9/1/74

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

W. L. Bainbridge, III (NAME) 119 Union Street Nashville, Tennessee 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas W. McClain (NAME)	Noel - Palmer Mortgage Company (NAME)	Map. 69-1
105 Haynes Park Drive (STREET ADDRESS OR ROUTE NUMBER)	402 Stahlman Building (STREET ADDRESS)	Par. 103
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

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, W. L. Bainbridge Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas W. McClain and wife, Ida B. McClain

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 lot No. 197 on the Plan of Haynes Park Subdivision, Section 1, as of record in Book 4300, page 115, Register's Office for Davidson County, Tennessee.

Beginning at a point in the westerly margin of Haynes Park Drive at the common dividing line between Lots Nos. 197 and 198 on said Plan; thence westerly along said dividing line 136.51 to a point; thence northerly 18 feet to a point; thence northeasterly 133.17 feet to the southerly margin of Haynes Park Court; thence southeasterly along the southerly margin of said Haynes Park Court 58.82 feet to the beginning of a curve, thence around said curve, a distance of 35.36 feet to a point in the westerly margin of Haynes Park Drive; thence southerly along the westerly margin of said Haynes Park Drive 70 feet to the point of the beginning.

Being part of the same property conveyed to W. L. Bainbridge Company by deed from E. B. Smith, Jr., et als record in Book 4451, page 194, said Register's Office.

This is unimproved ( ) improved (XX) property, known as 105 Haynes Park Drive (House Number) (Street) Nashville, Tennessee (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 my hand this 27th day of December, 19 71

IN WITNESS WHEREOF, W. L. Bainbridge, Co., a Partnership, has caused this instrument to be executed by a partner, duly authorized by an instrument of record in Book 3832, page 786, Register's Office for Davidson County, Tennessee

W. L. BAINBRIDGE COMPANY

BY: W. L. Bainbridge III
A Partner

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Evelyn Strasser, a Notary Public in and for said County and State, the within named W. L. Bainbridge, III

the 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 27th day of December 19 71

Commission expires January 29, 1973

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

Compare Deed of Trust Mortgage Book 2001, Page 117, $17,650.00

WARRANTY DEED

FROM W. L. BAINBRIDGE COMPANY

TO Thomas W. McClain and wife, Ida B. McClain

B 43269

IDENTIF. REFERENCE

JAN 3 2 18 PM '72

FELIX E. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

JAN-3	CONV	17,650.00			
JAN-3	S TAX		A*	45.76	
JAN-3	PREFEE		A*	.50	
JAN-3	W DEED		A*	4.00	* 50.26

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.