BOOK 4569 PAGE 378

This instrument was prepared by
Nancy K. Corley, Attorney
Suite #2, 107 Old Hickory Blvd.
Madison, Tennessee 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. and Mrs. Willie B. Brown	(Same)	Map 53-7
(NAME)	(NAME)	
1807 Turner Street		Par. 41
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tennessee 37138		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100's ($10.00)

DOLLARS

cash in hand paid and for other good and valuable consideration, the receipt of which is hereby acknowledged

JAN 17 MISC A* 6.00 * 6.00

I, Mary Lou B. Brown, hereinafter referred to as Grantor

have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, Willie H. Brown and wife, Mary Lou B. Brown,

their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being part of Lot 61 on the Revised Plan of Section "F", Fourth Civil District, Village of Old Hickory, recorded on January 6, 1950, in Plan Book 1424, page 131, R.O.D.C., Tenn. Said part of Lot 61 is described in detail as follows:

Beginning with an ironpin at the southwest corner of Lot 61 and running thence the following courses and distances:

1. N. 0°-59' E. 14.9 feet to an iron pin; thence
2. S. 89°-12' E. 71.0 feet to an iron pin; thence
3. S. 0°-59' W. 14.9 feet to an iron pin; thence
4. N. 89°-12' W. 71.0 feet to an iron pin and the point of beginning, containing 0.02 acres, more or less.

Subject to and/or reserving one (1) special easement 4.5 feet wide for sewer, water, electric and/or telephone cable, together with all rights in connection with said easement, including the ingress and egress over the property herein conveyed for servicing easement. If special easement is abandoned for the purpose for which the same has been dedicated, all rights thereunder will terminate and such special easement may not be reused for a different or dissimilar purpose, all as shown on said recorded Revised Plan of Section "F", which is made a part of this description by reference thereto.

Being the same property conveyed to Mary Lou B. Brown by deed from W. H. Brown of record in Book 4514, Pages 625 and 626, 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 $10.00 (Ten Dollars)

Affiant

Subscribed and sworn to before me, this the 17 day of Jan 1972

Notary Public

My commission expires: 4-24-75

(Affix Seal)

NANCY K. CORLEY, JR. NOTARY PUBLIC STATE OF TENNESSEE

unimproved ( )
This is improved (X) property, known as 1807 Turner Street, Old Hickory, Tennessee 37138
(House Number) (Street) P. O. Address: (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 Grantees, Willie H. Brown and wife, Mary Lou B. Brown their *heirs and assigns, forever.*

And I *do covenant with the said* Grantees, Willie H. Brown and wife, Mary Lou B. Brown *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I *do further covenant and bind* myself, my *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.*

Witness my *hand this* 17th *day of* January, *19* 72, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Lou B. Brown
Mary Lou B. Brown

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, E. Richard Corley, Jr., a Notary Public in and for said County and State, the within named Mary Lou B. Brown

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

Witness my hand and official seal at Nashville, Tennessee, this 11 day of January, 1972.

E. Richard Corley Jr., Notary Public.

Commission Expires 4-26-75

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.

Notary Public

Commission Expires.

B4569 P380 RECEIVED FOR REFERENCE JAN 27 11 11 AM '72 FELIX A. WILSON REGISTER DAVIDSON COUNTY, TENN.