35000

WARRANTY DEED

BOOK 4579 PAGE 709

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James N. Stansell, etal	Stansell Elextric Co.	Map 92-8
(NAME:) 209 14th. Ave. No.	(NAME) 209 14th. Ave. No.	par 7
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS) Nashville, Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of

Ten ($10.00) and no/100 - - - - - - - - - - *DOLLARS*

cash in hand paid by James N. Stansell, Russell A. Stansell and Marvin W. Stansell, partners d/b/a J R & M Company, the receipt of which is hereby acknowledged.

Climate Control Company, a Tennessee Corporation *has bargained and sold, and by these presents do transfer and convey unto* the said James N. Stansell, Russell A. Stansell and Marvin W. Stansell, partners d/b/a J. R. & M Company, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being lots numbers 28, 29, 30 and 31, H. P. Bostick's First Addition as of record in book 21, page 31, Register's Office for said County.

Said lots adjoin and front together 188 feet on the northerly side of Clinton St. and extends back between parallel lines, with the easterly margin of 18th. Avenue No. 180 feet to an alley.

Being the same property conveyed to Climate Control Company by deed from First American National Bank of Nashville, of record in book 4420, page 947, said Register's Office.

This instrument was prepared by James R. Wyatt, 100 39th. Ave. No. Nashville, Tenn.

unimproved ( )
This is improved (X) property, known as 1730 Clinton Street (House Number) (Street) Nashville, Tenn. 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 James N. Stansell, Russell A. Stansell and Marvin W. Stansell, partners d/b/a J R & M Company their *heirs and assigns, forever.*

And grantor does *covenant with the said* James N. Stansell, Russell A. Stansell and Marvin W. Stansell, partners d/b/a J R & M Company *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And grantor does *further covenant and bind* its successors and assigns *and representatives, to warrant and forever defend the title to the said land to the said* James N. Stansell, Russell A. Stansell and Marvin W. Stansell, partners d/b/a J R M Company, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness hand this 15th *day of* February, 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.*

CLIMATE CONTROL COMPANY

by C. O. Christian

President

BOOK 4579 PAGE 710

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* .....

.....

.....

the within named 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 .....*Tennessee, this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Rollen P. Franklin, *a Notary Public of the State and County aforesaid, personally appeared* ~~Oakley Christian~~ C. O. CHRISTIAN, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Climate Control Company, *the within named bargainor, a corporation, and that* he *as such* President, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President

Witness my hand and seal, at office in Nashville, Tennessee *this* 15TH *day of* February, *19*72

Rollen P. Franklin
Notary Public

Commission expires MAY 6, 1972

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $35,000. Affiant

Subscribed and sworn to before me this 28th day of February 1972

Deputy Register

FEB28 CONV 35,000.00
FEB28 STAX A* 91.00
FEB28 PRFEE A* .50
FEB28 WDEED A* 4.00 * 95.50

WARRANTY DEED

FROM Climate Control Company

TO James N. Stansell, etal

B 50025

IDENTIF. REFERENCE

FEB 28 2 20 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

Mail To: Russell A. Stansell
209 14th Ave. N.
Nashville, Tenn.

DO NOT Publish