This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
3829 Cleghorn Ave., Nashville, Tenn.

# WARRANTY DEED

TTC-224916

REAU E. FOLK, JR. FORM

| MAP-PARCEL NUMBER(S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| 81-15-34 | Josie Stinson<br>1007 32nd Ave., North<br>Nashville, Tenn. 37209 | New Owner |
| FIELD BOOK NUMBER(S) | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) | LOAN OR ACCOUNT NO. |
| 2W-24022 | 2004 Heiman Street | PROPERTY IS XX IMPROVED ☐ UNIMPROVED |

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

APR-4 72 CONV *6,000.00
APR-4 72 S'TAX A* 15.60
APR-4 72 PR'FEE A* .50
APR-4 72 WDEED A* 4.00 * 20.10

RITTIE LEAVELL, a widow,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JOSIE STINSON,
hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 9 on the Plan of S. A. Champion's Subdivision of certain lots in the Harding Addition, as of record in Book 161, page 132, Register's Office for said County.

Said Lot No. 9 fronts 50 feet on the northerly side of Heiman Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Louis Leavell and wife, Rittie Leavell, by deed from Rose Wigge Schlattner and husband, of record in Book 1369, page 98, said Register's Office, the said Louis Leavell having since died.

Rittie Leavell and Rita Leavell are one and the same person.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1972 taxes, which are assumed by the Buyer.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 24th day of March, 1972.

Rita Leavell
Rittie Leavell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4589 PAGE 471

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Rittie Leavell, a widow, the bargainor(s), 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, the 24th day of March, 1972.

Reau E. Folk Jr.
Notary Public

My commission expires: July 23, 1974

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 6,000.00

Josie Stinson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF March, 1972

MY COMMISSION EXPIRES: July 23, 1974 (AFFIX SEAL)

Reau E. Folk Jr.
Notary Public

B 54408

IDENTIF. REFERENCE

APR 4 8 44 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED
REF: VS

FROM RITTIE LEAVELL, A WIDOW

TO JOSIE STINSON

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

Rittie Leavell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public