WARRANTY DEED

BOOK 1628 PAGE 378

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles Brooks, Jr. & wife ~~Sheller~~ P. Brooks (NAME)	Same (NAME)	
1003 Tyne Boulevard (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (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, receipt of which is hereby acknowledged

WILLIAM L. ANDREWS and wife ELIZABETH EARLY ANDREWS

have this day bargained and sold, and do hereby transfer and convey unto the said

CHARLES BROOKS, JR. and wife SHELLER P. BROOKS, their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows.

Land in Davidson County, Tennessee, being Lot # 4, on the First Addition to Leland Manor, a part of the Overton Lea Estate, not of record, described according to a survey made by Wm. A. Pitts, Feb. 1, 1947, as follows: BEGINNING on the southerly margin of Tyne Boulevard, at the corners of Lots Nos. 3 & 4; said beginning point being the northeast corner of the property conveyed to R. L. Gant and wife, by deed from F. N. McNeill, Jr. Executor and Trustee, of record in Book 1809, page 246, Register's Office for said County, thence with Gant's east line, southwardly 446.2 feet to the north line of Lot No. 5; thence, with the north line of said lot, eastwardly 246.1 feet to the westerly margin of Leland Lane; thence with the westerly margin of said Lane, northwardly 424.95 feet to the beginning of a curve; thence, around said curve, with a radius of 20 feet to the southerly margin of Tyne Boulevard; thence, with the southerly margin of same, westwardly 217.1 feet to the beginning, containing 2.45 acres, more or less.

BEING the same property conveyed to William L. Andrews and wife Elizabeth Early Andrews by deed from Jessica A. Early and Elizabeth Early Andrews of record in Book 3992, page 885, 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 $55,000.00

Subscribed and sworn to before me, this the 12 day of August, 19 72

Affiant Mrs Charles Brooks Jr

My commission expires: 10-24-73 (Affix Seal)

Notary Public Linda Moore

This is unimproved ( ) improved ( ) property, known as 1003 Tyne Boulevard, Nashville, Tennessee
(~~House Number~~) (Street) 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

CHARLES BROOKS, JR., and wife SHELLER P. BROOKS, 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.* except 1972 taxes & restrictions of record in Book 1081, page 642 & Book 1851, page 298, said Register's Office.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

CHARLES BROOKS, JR., and wife SHELLER P. BROOKS, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 12th *day of* August, 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.*

William L. Andrews
William L. Andrews

Elizabeth Early Andrews
Elizabeth Early Andrews

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

File

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... a Notary Public in and for said County and State, William L. Andrews and wife Elizabeth Early Andrews

the within named bargainors, 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 ..... day of August, 19 72.

..... Notary Public

Commission expires 1-30-73

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
WILLIAM L. ANDREWS & wife
ELIZABETH EARLY ANDREWS
TO
CHARLES BROOKS, JR., & wife
SHELLER P. BROOKS

371697

IDENTIF. REFERENCE

AUG 15 3 35 PM '72

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

AUG 15 72	CONV	55,000.00			
AUG 15 72	S'TAX		A*	143.00	
AUG 15 72	PR'FEE		A*	.50	
AUG 15 72	W'DEED		A*	4.00	* 147.50

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
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NASHVILLE, TENNESSEE