PREPARED BY:
LEON GILBERT,
3rd NATL. BANK BLDG.,
NASHVILLE, TENNESSEE.

MAIL TO LEON TOWNSEND

WARRANTY DEED

BOOK 4659 PAGE 157

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leon Townsend (NAME)	Same (NAME)	11 W 31210
719-26th Ave, No (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	
Nashville, Tenn (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 considerations receipt of all of which is hereby acknowledged, I, Laura R. Harris, unmarried,

We, Laura Harris, Ruby H. Mosby, Lee E. Mosbey

have this day bargained and sold, and do hereby transfer and convey unto the said Leon Towsend and wife, Mary Louise Townsend

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 44 in Buchi's Subdivision of Lot No. 20, McNairy Subdivision, as of record in Book 421, page 66, Register's Office for said County.

Said Lot No. 44 fronts 50 feet on the west side of 26th Avenue, North, formerly Buchi Avenue, and runs back between parallel lines, 153 feet, more or less to an alley.

Being the same property conveyed to the undersigned Laura R. Harris, by deed from Leon Gilbert, Jack J. Cohen and wife, Bessie D. Cohen, of record in Book 4529, page 591, R. O. D. C., Tenn., to which reference is here made.

Purchaser herein hereby assumes and agrees to pay the unpaid balance of note secured in installment deed of record in Book 4529, page 591, R. O. D. C., Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 7695.00

Subscribed and sworn to before me, this the 28th day of Aug. 19 72

Affiant

My commission expires My Commission Expires May 12, 1974 (Affix Seal)

Notary Public

This is improved (unimproved) property, known as 719 Twenty-sixth Ave., N., Nashville, Tenn. (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 Leon Townsend and wife, Mary Louise Townsend *(successors), heirs and assigns forever.* We are *covenant that* I am *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 tax which is to be paid by purchaser, as are all future taxes, and balance due Book 4529, page 591.

We further covenant and bind myself, my our ourselves *heirs and representatives, to warrant and forever defend the title to said real estate to said* Leon Townsend and wife, Mary Louise Townsend *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my our *hand this* 22nd, *day of* July, 1972. *19..., the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Laura Harris

Ruby H. Mosbey

Lee E. Mosbey

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Morris Levine, *a Notary Public in and for said County and State,* LAURA R. HARRIS, Ruby H. Mosbey, Lee E. Mosbey

the within named bargainors, 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 NASHVILLE, TENNESSEE, *this* 22nd *day of* JULY, 1972. *, 19*

Commission expires My Commission Expires May 12, 1974 *Notary Public*

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 .....

NOV 29 72 CONV *7,695.00
NOV 29 72 S'TAX A* 20.02
NOV 29 72 PR'FEE A* .50
NOV 29 72 W'DEED A* 4.00 * 24.52

WARRANTY DEED

FROM

TO

B 85834

IDENTIF. REFERENCE

Nov 29 2 03 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE