This instrument prepared by
Ernest C. Matthews, III, Attorney,
1133 Stahlman Bldg., Nashville,
Tennessee 37201

WARRANTY DEED

BOOK 4670 PAGE 325

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Nancy E. Wilkerson	SAME	
(NAME) 3133 Pinehurst Drive, Hoover,	(NAME)	93-15
(STREET ADDRESS OR ROUTE NUMBER) Birmingham, Alabama 35226	(STREET ADDRESS)	3.0
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of ~~DOLLARS~~ the love and affection I have for my daughter, Nancy E. Wilkerson, ~~NOMINAL~~

I, Essie B. Claridge, a widow,

have this day bargained and sold, and do hereby transfer and convey unto the said Nancy E. Wilkerson

her ~~HEIRS~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being part of lot no. 9 on the University Plan of Lots, as of record in book "U", page 212, Register's Office for said County, described as follows:

Beginning at the southeast corner of Second Avenue South, formerly Market Street, and an alley, thence with the easterly margin of said Avenue southwardly 50 feet to the northwest corner of the Leo Williams Starr lot; thence with northerly line of said Starr lot eastwardly 188 feet, more or less, to an alley; thence with said alley northwardly 50 feet to the southerly margin of the first mentioned alley; thence with same westwardly 188 feet, more or less, to the beginning.

Being the same property conveyed by J.L. Baird, a widower, by deed to George W. Claridge and wife, Essie B. Claridge, and of record in Register's Office Book 1236, page 440, Davidson County, Tennessee, the said George W. Claridge having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 8,500.00

Subscribed and sworn to before me, this the 5th day of January 1973

My commission expires: ~~_____~~ (Affix Seal)

Affiant

W. E. Williams
Notary Public

This is ~~unimproved ( )~~ improved (XX) property, known as 1030 2nd Avenue South, 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 Nancy E. Wilkerson

her ~~HEIRS~~, heirs and assigns forever. I 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 taxes for the current year which have been assumed by grantee.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Nancy E. Wilkerson

her ~~HEIRS~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 4 day of JAN 1973. the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X Essie B. Claridge, a widow.

BOOK 4670 PAGE 326

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, John M. Oden, a Notary Public in and for said County and State, Essie B. Claridge, a widow

the within named 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 4 day of Jan, 1973.

Commission expires 6-14-75

John M. Oden
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY

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.....

JAN-5??	CONV	*8,500.00			
JAN-5??S'TAX			A*	22.10	
JAN-5??PR'FEE			A*	.50	
JAN-5??	W'DEED		A*	4.00	* 26.60

WARRANTY DEED

FROM

ESSIE B. CLAPIDGE, a widow

TO

NANCY E. WILKERSON

B 90275

IDENTIF. REFERENCE

JAN 5 3 35 PM '73

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