THIS INSTRUMENT IS PREPARED BY: McKINNEY AND EVERETT, ATTORNEYS AT LAW
Suite One
1303 Gallatin Road, North
Madison, Tennessee 37115

WARRANTY DEED

BOOK 4679 PAGE 26

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
TROY D. BROOKS ET UX	SECURITY FEDERAL	
(NAME)	(NAME)	44-15
709 CLEVES STREET	500 UNION STREET	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	56
OLD HICKORY, TENN.	NASHVILLE, TENN. 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	100

FOR AND IN CONSIDERATION of the sum of TEN AND NO/10----------
----------($10.00)----------
Dollars,

cash in hand paid, the receipt of which is hereby acknowledged and other good and valuable consideration,

WE, JAMES R. EVERETT, JR., and wife, ELIZABETH D. EVERETT, hereinafter called the GRANTORS,
have this day bargained and sold, and do hereby transfer and convey unto the said TROY D. BROOKS and wife, JO ANN BROOKS, hereinafter called the GRANTEES,
(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 43 of Section "A" on the Plan of E. I. Du Pont de Nemours, & Company's Subdivision as of record in Book 1424, page 68, R.O.D.C., Tennessee.

Said Lot No. 43 fronts 55 feet on the easterly side of Cleves Street, and runs back between parallel lines, 85 feet to a dead line.

Being the same property conveyed to James R. Everett, Jr., and wife, Elizabeth D. Everett, by deed from Nettie J. Galloway, of record in Book 4262, page 968, 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 $ 9300.00

Subscribed and sworn to before me, this the 29th day of January, 19 73

Affiant: James R. Everett Jr.

My commission expires: December 30, 1976 (Affix Seal)

Notary Public: Clarence Joe Smith

This is improved ( ) unimproved ( ) property, known as ..... (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 GRANTEES,
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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* GRANTEES,
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 29th day of January, 19 73, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James R Everett Jr.

Elizabeth D. Everett

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* JAMES R. EVERETT, JR. and wife, ELIZABETH D. EVERETT

the within named bargainor...S, 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 Madison, Tennessee *this* 30th *day of* January, *19*73

Commission expires January 30, 1976 Constance Jo Smith *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 .....

FEB-73 CONV *9,300.00
FEB-73 S'TAX A* 24.18
FEB-73 PR'FEE A* .50
FEB-73 W'DEED A* 4.00 * 28.68

WARRANTY DEED

FROM

JAMES R. EVERETT, JR. ET UX

TO

TROY D. BROOKS, ET UX

Register:
Mail To: 709 Cleve St.
Old Hickory Tn.

B 9 3 8 7 0

IDENTIF. REFERENCE

FEB 6 2.34 PM '73

DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS