This instrument prepared by Thomas M. Black, Stewart, Black & Ayers, Attorneys, 223 Madison Street, Madison, Tennessee 37115

BOOK 4686 PAGE 970 **WARRANTY DEED** MAIL TO: JIM STEVENS RLTY. AUCTION 3937 GALLATIN RD. NASHVILLE, TENN.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
CHARLIE FREEMAN ET UX (NAME)	Same (NAME)	Map 83-6
1125 Chester Ave. (STR. ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 267
NASHVILLE, TENNESSEE 37206 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	27W-3975

FOR AND IN CONSIDERATION of the sum of ....TEN AND NO/100----------
----------($10.00)---- *Dollars,*

cash in hand paid, and other valuable considerations, receipt of which is hereby acknowledged,

CARNEY A. JONES AND WIFE, LORENE S. JONES, hereinafter called the grantors,

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

CHARLIE W. FREEMAN AND WIFE, MILDRED C. FREEMAN, herein called the grantees

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 30 and the northerly 10 feet of Lot No. 31 on the Plan of Olivia W. Sharpe's Addition to Nashville, of record in Book 332, page 17, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at the southwest corner of Chapel and Seymour Avenues; thence with the westerly margin of Chapel Avenue southwardly 65 feet; thence westwardly 164 feet, more or less, to the easterly margin of an alley; thence with said alley, northwardly 60½ feet to the southerly margin of Seymour Avenue; thence with said avenue eastwardly 149 feet to the beginning.

Being the same property conveyed to Carney A. Jones and wife, Lorene S. Jones, by deed from Clare Lindsey and wife, Leona T. Lindsey, of record in Book 3710, page 508, Register's Office for said County.

This conveyance is subject to an Easement granted to the City of Nashville of record in Book 3504, page 368, for a storm drainage ditch along the rear portion of the premises. A plan showing the proper location of said storm drainage ditch is on page 369 of said instrument.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 5,900.00

Subscribed and sworn to before me, this the 1st day of ~~February~~ March 73

My commission expires: July Expires Sept 12, 1976 (Affix Seal)

Affiant Charlie W. Freeman

Notary Public

This is improved (X) unimproved ( ) property, known as 115 Chapel Avenue, 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

grantees, 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 as appears of record.

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

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

Witness our *hand* S *this* 1st *day of* ~~February~~ March 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.*

Carney A. Jones

Lorene S. Jones

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Carney A. Jones and wife, Lorene S. Jones

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 Nashville, Tennessee
this 1st *day of* March, *1973*

Commission expires My Commission Expires Sept 12, 1976

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 .....

MAR-73 CONV *5,900.00
MAR-73 S'TAX A* 15.34
MAR-73 PR'FEE A* .50
MAR-73 W'DEED A* 4.00 * 19.84

MAIL TO: JIM STEVENS RLTY. AUCTION
3937 GALLATIN RD. NASHVILLE, TENN.

WARRANTY DEED

FROM
CARNEY A. JONES ET UX
TO
CHARLIE W. FREEMAN ET UX

B 9 7 3 5 5

IDENTIF. REFERENCE

MAR 7 11 26 AM '73
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 112 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115