THIS INSTRUMENT PREPARED BY: H. Philip Sadler, Attorney, Donelson, Tennessee

WARRANTY DEED

BOOK 4703 PAGE 19

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. & Mrs. Willie H. Brown	- Same -	
(NAME:)	(NAME:)	
1803 Turner St		53-7
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	42 Pal
Old Hickory Tn.		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of $17,500.00

Seventeen Thousand Five Hundred and no/100 ---------- *DOLLARS*

Cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, we, Helen Randolph Maynard and Emogene Randolph Louallen

have bargained and sold, and by these presents do transfer and convey unto the said Willie H. Brown and wife, Mary Lou Brown *their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the Fourth Civil District of Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 60, Section "F", Village of Old Hickory, as shown on Revised Plan recorded January 6, 1950, of record in Book 1424, page 131, Register's Office for said County, to which plan reference is here made for a more particular description of said lot.

BEING the same property conveyed to Malcolm M. Randolph and wife, Ora Lovie Randolph by deed from E.L. du Pont de Nemours and Company, of record in Book 2020, page 54, Register's Office for Davidson County, Tennessee. The said Malcolm M. Randolph and Ora Lovie Randolph both having since died, and the said Ora Lovie Randolph having predeceased Malcolm M. Randolph and being the same property devised to Helen Randolph Maynard and Emogene Randolph Louallen, as devisees under the will of Malcolm Modester Randolph, of record in Will Book 106, page 465, Probate Court Clerk's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 1803 Turner St. (House Number) (Street) Old Hickory Tn. P. O. Address: (City or Town).

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Willie H. Brown and wife, Mary Lou Brown *their heirs and assigns, forever.*

And we *do covenant with the said* Willie H. Brown and wife, Mary Lou Brown *that* we are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And we, Helen Randolph Maynard and Emogene Randolph Louallen *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Willie H. Brown and wife, Mary Lou Brown, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 30 *day of* April, *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.*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $17,500.00

Affiant

Subscribed and sworn to before me, this the 30 day of April, 1973

Notary Public

My Commission Expires: 2/15/74
(Affix Seal)

Helen Randolph Maynard

Emogene Randolph Louallen

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Helen Randolph Maynard and Emogene Randolph Louallen

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* 30 *day of* April, 1973

H Phillipsadler
Notary Public

Commission expires 3/18/74

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 .....

MAY-1? CONV 17,500.00
MAY-1? S'TAX A* 45.50
MAY-1? PR'FEE A* .50
MAY-1? W'DEED A* 4.00 * 50.00

RE TO: RAMSAY REALTY
P. O. BOX 262 MADISON TENN. 37115

WARRANTY DEED

FROM

HELEN RANDOLPH MAYNARD ET AL

TO

WILLIE H. BROWN ET UX

C 0 4 6 1 3

IDENTIF. REFERENCE

MAY 1 9 44 AM '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 256-2656
NASHVILLE, TENNESSEE