THIS INSTRUMENT PREPARED BY:
Thomas M. Black, Attorney
mail 223 Madison Street
WARRANTY DEED Madison, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
J. P. HOFFMAN, JR.	same	Map 81-7
(NAME) P.O. 90061	(NAME) BOOK 4706 PAGE 662	Par. No. 177
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37209	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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,

VIRGIL McCOOL AND WIFE, ERLINE McCOOL,

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

J. P. HOFFMAN, JR., his

(successors), heirs and assigns,

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

Being the northerly parts of Lots Nos. 36 and 37 as shown on the Map of George Shields' Second Addition to North Nashville, as of record in Book 57, page 146, Register's Office for said County, and described according to a copy of a survey thereof made by Lewis D. Justice, Surveyor, October 16, 1951, as follows:
Beginning at a stake in the southwest margin of 18th Avenue North, as now located, at the intersection of same with the south line of the first alley north of St. Louis Street or Avenue; thence with the margin of said alley, westerly 39.6 feet to the common corner of Lots 37 and 38; thence with the line between said lots, southerly 57.6 feet to a stake; thence easterly 16.4 feet to a stake; thence northeasterly 45.8 feet to a stake in the present west margin of 18th AVenue North; thence with the margin of the same, northwesterly 37.5 feet to the beginning.
Being the same property conveyed to Vrigil McCool and wife, Erline McCool by deed from Willie B. Burt et vir, M. B. Burt, of record in Book 2025, page 234, 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 $ 4,600.00

Subscribed and sworn to before me, this the 2nd day of May, 19 73

Affiant J. P. Hoffman

My commission expires: 11-12-75 (Affix Seal)

Notary Public Thomas M. Black

This is unimproved ( ) improved ( ) property, known as Parts of Lots 36 and 37, 18th Avenue North, 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

grantee, his

(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* grantee, his

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

Witness our *hand* s *this* 2nd *day of* May, 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.*

Virgil McCool

Erline McCool

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* VIRGIL McCOOL AND WIFE, ERLINE McCOOL,

*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* 2d *day of* May, *19* 73

Thomas M Bleck
Notary Public

Commission expires 11-12-75

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 14 73	CONV	*4,600.00				
MAY 14 73	S'TAX		A*	11.96		
MAY 14 73	PR'FEE		A*	.50		
MAY 14 73	W'DEED		A*	4.00	*	16.46

WARRANTY DEED

FROM

VIRGIL McCOOL, ET UX

TO

J. P. HOFFMAN, JR.

C 0 6 2 8 0

IDENTIF. REFERENCE

MAY 14 9 21 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