BOOK 4755 PAGE 101

WARRANTY DEED

"THIS INSTRUMENT PREPARED BY JOSEPH G. CUMMINGS, JR., ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL NUMBERS
GEORGE V. MANN, et ux	SAME	
(NAME)	(NAME)	104-5
3710 Westbrook Avenue		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	209 pw
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

TEN and no/100 ($10.00) Dollars,

and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,

ANNE T. NIXON and JOHN TRICE NIXON

have this day bargained and sold, and do hereby transfer and convey unto the said GEORGE V. MANN, and wife, JEAN C. MANN

their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lots 484, 485, and 486 on the Plan of Richland Realty Company's Division "C", as of record in Book 421, page 31, Register's Office for said County.

Said Lots Nos. 484, 485 and 486 front together 180 feet on the northerly side of Westbrook Avenue and run back between parallel lines 200 feet to an alley.

Being the same property conveyed to Anne T. Nixon and John Trice Nixon, by deed from Frances Moore Rand Ewald, of record in Book 4552, page 537, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 51,500.00

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

Affiant George V. Mann M.D.

My commission expires: Nov. 12, 1975 (Affix Seal)

Notary Public Joyce W. Pickens

This is unimproved ( ) improved (X) property, known as 3710 (House Number) Westbrook Avenue (Street), Nashville 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 George V. Mann and wife, Jean C. Mann 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 for 1973 taxes, which are pro-rated and hereby assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said GEORGE V. MANN and wife, JEAN C. MANN their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 2nd day of October 1973, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Anne T. Nixon

John Trice Nixon

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

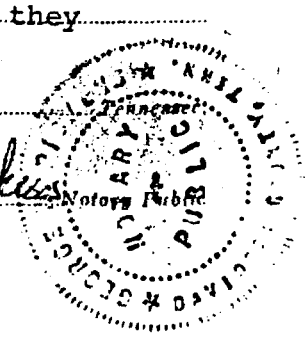
Personally appeared before me, George W. Pickens, a Notary Public in and for said County and State, Anne T. Nixon and John Trice Nixon

the within named bargainors, 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 2nd day of October, 1973.

George W. Pickens
Notary Public

Commission expires November 12, 1975



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.....

OCT 12 '73	CONV	51,500.00			
OCT 12 '73	S TAX		A*	133.90	
OCT 12 '73	PR FEE		A*	.50	
OCT 12 '73	W DEED		A*	4.00	* 138.40

WARRANTY DEED

FROM

ANNE T. NIXON and JOHN TRICE NIXON

TO

GEORGE V. MANN, et ux

G 27581

IDENTIF. REFERENCE

Oct 12 1 03 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2050
NASHVILLE, TENNESSEE

GEO. L. WADDEY & SON, INC.
204 Stahlman Building
Nashville, Tennessee 37201