This instrument prepared by:
Thomas C. Dolt
911 J. C. Bradford Bldg.
Nashville, TN 37219

BOOK 4782 PAGE 360

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Roy T. Gipson, et ux	Same	
(NAME)	(NAME)	104-15
2226 Ashwood Avenue		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	187
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	AC

FOR AND IN CONSIDERATION of the sum of Twenty Thousand ($20,000.00) and no/00 Dollars,

I, Gladys Porch Cooley

have this day bargained and sold, and do hereby transfer and convey unto the said Roy T. Gipson and wife Vivian N. Gipson, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being the easterly one-half of Lot No. 64 on the Plan of Sunset Park, as of record in Book 332, page 132, Register's Office for said County, Said part of said lot fronts 50 feet on the northerly side of West Ashwood Avenue, formerly "A" Street, and runs back between parallel lines, 160.5 feet more or less, to the south line of Lot no. 97. Being the same property conveyed to J. W. Cooley and wife, Gladys Porch Cooley, by deed from Warner H. Williams, Jr., and wife, of record in Book 3575, page 374, said Register's office.

This conveyance is subject to 1974 taxes, payment of which the Grantees assume.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Subscribed and sworn to before me, this the 21st day of January 1974

Affiant Roy T. Gipson

My commission expires: April 23, 1975 (Affix Seal)

Notary Public John E. Buffalo

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (X) property, known as 2226 (House Number) Ashwood Av. (Street) P. O. Address: Nashville (City or Town) TN 37204

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Gipson and wife, Vivian N. Gipson, their (successors), heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Roy T. Gipson and wife, Vivian N. Gipson (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 21st day of January, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Gladys P. Cooley

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, JOHN E. BUFFALOE, *a Notary Public in and for said County and State,* GLADYS PORCH COOLEY

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at NASHVILLE
this 21st *day of* January, 1974

John E Buffaloe
Notary Public

Commission expires April 23, 1979

JOHN E. BUFFALOE NOTARY PUBLIC Tennessee DAVIDSON COUNTY, TENN.

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 .....

JAN 22	CONV	20,000.00			
JAN 22	S TAX		A*	52.00	
JAN 22	PR FEE		A*	.50	
JAN 22	W DEED		A*	4.00	* 56.50

WARRANTY DEED

FROM

TO

Return to:
Ray T. Lyman
3131 Oak Ridge
Nashville, TN. 37207

C 39315

IDENTIF. REFERENCE

JAN 22 10 35 AM 74

FELIX Z. ROBERTSON REGISTER
DAVIDSON COUNTY, TENN.

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