BOOK 4795 PAGE 83

W A R R A N T Y D E E D

PARCEL NO. 91-879

This deed was prepared by:
Mose J. Davie, Attorney
1026 4th Avenue, North
Nashville, Tennessee 37219

For and in consideration of the sum of Twenty-three thousand ($23,000.00) dollars, cash in hand paid to us, the receipt to which is hereby acknowledged and for other good and valuable considerations.

We, Sam McKissack and wife, Olivia J. McKissack have bargained and sold and by these presents do transfer and convey unto Mrs. Ernest Davidson, widow, the fee simple interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 49 in L. H. Davis Subdivision of Lot No. 41 in Clifton Plan of Lots as of record in Book 57, Page 100, Register's Office for Davidson County, Tennessee.

Said Lot No. 49 fronts 50 feet on the easterly side of 43rd Avenue, North, formerly Douglas Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Sam McKissack by deed from Frank David Estleman and wife, Mary D. Estleman, as of record in Book 4641, page 470, Register's Office for Davidson County, Tennessee.

The said land is improved and known as 1018 43rd Avenue, North, Nashville, Tennessee. Send all tax statements to Mrs. Ernest Davidson, at 1018 43rd Avenue, North, Nashville, Tennessee.

mail TO

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to Mrs. Ernest Davidson, a widow, her heirs and assigns forever.

And we, Sam McKissack and wife, Olivia J. McKissack do covenant with the said Mrs. Ernest Davidson, that we are lawfully seized and possessed of the said land in fee simple; have a good right to convey it and the same is unencumbered.

And we, Sam McKissack and wife, Olivia J. McKissack do further convenant and bind oursleves, our heirs and assigns to warrant and forever defend the title to the said land to Mrs. Ernest Davidson, a widow, her heirs, and assigns against the claims of all persons whomsoever.

WITNESS OUR HANDS on this the 6th day of March, 1974.

C45076

IDENTIF. REFERENCE

FILED MAR 11 2 40 PM '74
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TENN.

Sam McKissack
SAM MCKISSACK

Olivia J. McKissack
OLIVIA J. MCKISSACK

STATE OF TENNESSEE)
:
COUNTY OF DAVIDSON)

Personally appeared before me, Mose J. Davie, a Notary Public in and for the said County and State, the within named Sam McKissack and wife, Olivia J. McKissack the 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, on this the 6th day of March, 1974.

NOTARY PUBLIC

My commission expires: Nov 6, 1976

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $23,000.00.

AFFIANT

Sworn to and subscribed to before me this 11th day of March, 1974.

DEPUTY REGISTER

MAR 11 74	CONV	23,000.00			
MAR 11 74	S'TAX		A*	59.80	
MAR 11 74	PR'FEE		A*	.50	
MAR 11 74	W'DEED		A*	4.00	* 64.30