ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James D. McLaughlin, et ux	New Owners	Map 104-8
(NAME)	(NAME)	
1608 18th Avenue, South		Parcel 259
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ------Forty-two Thousand Five Hundred & No/100--------
----------($42,500.00)---------- DOLLARS
cash in hand paid by James D. McLaughlin and wife, Veronica McLaughlin, and for other good and valuable considerations, the receipt of which is hereby acknowledged,

Oval B. Sullins, Jr. and wife, Opal Sullins

have bargained and sold, and by these presents do transfer and convey unto the said James D. McLaughlin and wife, Veronica McLaughlin

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 12 on the Map of O. H. Shield's Subdivision of Lots Nos. 44, 55, 57 and 69 of the O. B. Hayes Rokeby Tract, of record in Book 161, page 158, Register's Office for said County, as follows:

Said Lot No. 12 fronts 55-3/4 feet on the easterly side of 18th Avenue South and runs back between parallel lines 157.9 feet to an alley.

Being the same property conveyed to Oval B. Sullins, Jr., by deed from Benjamin F. Wehrenbert, et al, as of record in Book 4376, page 224, said Register's Office.

FRANK J. HOSTETTLER JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

unimproved ( )
This is improved (X) property, known as 1608 18th Avenue, South
(House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 20 day of March, 1974.

X Oval Sullins Jr.

Opal L. Sullins

BOOK 4798 PAGE 65

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Frank J. Hostetler Jr., a Notary Public in and for said County and State, the within named OVAL B. SULLINS, JR. and wife, OPAL SULLINS

the 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 20th day of March, 1974

My commission expires 8-2-76 Notary Public Frank J. Hostetler Jr.

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____

Witness my hand and seal, at office in _____, this _____ day of _____, 19____

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 42,500.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

James D. McLaughlin

Sworn to and subscribed before me this 20 day of March, 1974

My commission expires 8-2-76 Notary Public Frank J. Hostetler Jr.

This instrument was prepared by:

WOODS, WOODS & SISK, 121 17th Avenue, South, Nashville, Tennessee 37203

Name Address

MAR21'74 CONV 42,500.00
MAR21'74 S TAX A* 110.50
MAR21'74 PR FEE A* .50
MAR21'74 W DEED A* 4.00 * 115.00

WARRANTY DEED

FROM

OVAL SULLINS, JR. and wife,

TO

OPAL SULLINS

JAMES D. MC LAUGHLIN and wife, VERONICA MC LAUGHLIN

Return to Hostetler Lusby & C.

Tennessee Title
Office of
Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

C 46475

IDENTIF. REFERENCE

MAR 21 9 15 AM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

N 1002 HERSEY REV. 4/1/73