Prepared by: Woods. Woods & Sisk, 121 17th Avenue, South, Nashville, Tenn. 37203

WARRANTY DEED

BOOK 4806 PAGE 979

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Nelle G. DeCoster (NAME)	New Owner (NAME)	Map 83-5
1414 Eastland Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 389
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of --------Twenty-three Thousand Eight Hundred & No/100---
----------($23,800.00)---------- *Dollars,*
cash in hand paid by Nelle G. DeCoster, and other good and valuable considerations, receipt of all of which is hereby acknowledged,

Pauline B. Rich

have this day bargained and sold, and do hereby transfer and convey unto the said Nelle G. DeCoster, her

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

Being part of Lot No. 8 on the Map of Subdivision of the C. F. Ordway Home Place, as of record in Book 57, page 88, Register's Office of Davidson County, Tennessee, described as follows:
BEGINNING on the southerly margin of Eastland Avenue (formerly the Vaughn Pike) at a point 50 feet westerly from the westerly margin of Fifteenth Street (formerly Bramlett Street) being J. J. Sanders northwest corner; thence with the southerly margin of said avenue westerly 50 feet; thence southerly parallel with Fifteenth Street 170 feet to the northerly margin of an alley; thence with the northerly margin of said alley easterly 50 feet, the said Sanders southwest corner; thence with his west line northerly 170 feet to the beginning.
Being the same property conveyed to A. R. Rich and wife, Pauline B. Rich, by deed from C. W. Graves and wife, Edith K. Graves of record in Book 699, page 448, Register's Office of Davidson County, Tennessee, being A. R. Rich has since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 23,800.00-----

Subscribed and sworn to before me, this the 13 day of April 19 74

Affiant Margaret Ann Hostettler, Agent

My commission expires: 8-2-76 (Affix Seal)

Notary Public Frank G. Hostettler Jr.

This is improved ( ) unimproved (X) property, known as 1414 Eastland Avenue, Nashville, Tennessee (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

Nelle G. DeCoster, her *(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*

Nelle G. DeCoster, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 13 *day of* April, 19 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Pauline B. Rich

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Frank J. Hostetler Jr., *a Notary Public in and for said County and State,* PAULINE B. RICH

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, *Tennessee, this* 13 *day of* April, *19*74.

Frank J. Hostetler Jr. *Notary Public*

NOTARY PUBLIC AT LARGE

Commission expires 8-2-76

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 .....

APR 18 74 CONV 23,800.00
APR 18 74 S'TAX A* 61.88
APR 18 74 PR'FEE A* .50
APR 18 74 W'DEED A* 4.00 * 66.38

WARRANTY DEED

FROM

PAULINE B. RICH

TO

NELLE G. DE COSTER

Fidelity South Co.
1004 Hillsboro Rd
Nashville, Tenn.

C 5 0 4 6 4

IDENTIF. REFERENCE

APR 18 9 48 AM '74

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE