Please mail to
Thomas E Keeling
1313 Woodland
Nashville Tenn 37206

Prepared by Thos. A. Higgins, Attorney, 18th Floor, Third National Bank Building, Nashville, Tennessee 37219

BOOK 4820 PAGE 778

WARRANTY DEED

Address New Owners	Send Tax Bills To:	Map-Parcel Number:
Thomas E. Keeling, et ux.	Same 1313 Woodland St Nashville Tenn 37206	18W-2435
Same		

For and in consideration of the sum of Nine Thousand ($9,000.00) Dollars, receipt of which is hereby acknowledged, I, Floy Hardison Buck, by Louise Hardison McCoy, my attorney-in-fact, have bargained and sold, and by these presents do transfer and convey unto the said Thomas E. Keeling and wife, Kathryn C. Keeling, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 14 of Block No. 1 in the subdivision of the Andrew Allison property in east Nashville, a plan of which is recorded in Book 161, page 74 of the Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 14 fronts 50.3 feet on the northerly side of Woodland, formerly Lockland Street, and runs back about 140 feet to an alley in the rear upon which it measures 50 feet.
>
> Said property was devised to Floy Hardison Buck, by will of Emma Sowell Purdom of record in Will Book 72, page 463, Probate Court for said County.

This is improved property, known as 1311 Woodland Street, Nashville, Tennessee.

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Thomas E. Keeling and wife, Kathryn C. Keeling, their heirs and assigns, forever.

And I do covenant with the said Thomas E. Keeling and wife, Kathryn C. Keeling, that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except for taxes for 1974 which constitute a lien, and are not yet due and payable, and which are being prorated between the grantor and grantees, herein, on the basis of the taxes for 1973, and except for the tenant now in possession of the premises.

And I, Floy Hardison Buck, do further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to the said land to the said Thomas E. Keeling and wife, Kathryn C. Keeling, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 27th day of May, 1974.

Floy Hardison Buck

By: Louise Hardison McCoy
Louise Hardison McCoy
Attorney-in-Fact for
Floy Hardison Buck by virtue
of a power of attorney
recorded in Book 4815,
page 920, Register's Office
for Davidson County, Tennessee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, L. H. McCoy, a Notary Public in and for said County and State, the within named Louise Hardison McCoy, attorney-in-fact for Floy Hardison

Buck, the 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 27 day of May, 1974.

Notary Public

My Commission Expires:

Oct. 24, 1977

JUN-3	CONV	9,000.00			
JUN-3	S'TAX		A*	23.40	
JUN-3	PR'FEE		A*	.50	
STATE OF TENNESSEE	W'DEED		A*	6.00	* 29.90

COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is Nine Thousand ($9,000.00) Dollars.

Affiant

Sworn to and subscribed before me this 31 day of May, 1974.

Notary Public

My Commission Expires:

Aug. 4, 1975

IDENTIF. REFERENCE

JUN 3 8 21 AM '74

DAVIDSON COUNTY, TENN.

C56823

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in this Document Unsatisfactory When Received