BOOK 1823 PAGE 558

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
	FIRST FEDERAL SAVINGS AND LOAN	
(NAME)	(NAME) UNION AT FOURTH	160-1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) NASHVILLE, TENNESSEE 37219	96
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	Pd

WARRANTY DEED

For and in consideration of the sum of Ten and no/100 (10.00)---------- ---------- DOLLARS

Cash in hand paid and other good and valuable considerations, receipt of which are hereby acknowledged; I,

MAISIE J. DENNISON, unmarried

have bargained and sold, and by these presents do transfer and convey unto the said Clyde E. Scales and wife, Della M. Scales

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. 6 on the Plan of Brentview Hills Subdivision, as of record in Book 3300, pages 43 and 44, Register's Office for said County.

Said Lot No. 6 fronts 115 feet on the north side of Ritchie Drive and runs back 268.1 feet on the west line and 211 feet on the east line to a dead line in the rear, which is a broken line, on which it measures 147.3 feet.

Being the property conveyed to Thomas C. Dennison and wife, Maisie J. Dennison by deed of record in Book 3406, page 162, said Register's Office. The said Thomas C. Dennison having since died.

This conveyance is subject to restrictions, easements, set-back lines of record and taxes for 1974 applicable to said property.

JUN 10 74 CONV 47,500.00
JUN 10 74 S'TAX A* 123.50
JUN 10 74 PR'FEE A* .50
JUN 10 74 W'DEED A* 4.00 * 128.00

unimproved ( )
This is improved (X) property, known as 404 Ritchie Drive, Nashville, Tennessee 37220
(House Number) (Street)

(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 7th day of June, 1974.

Maisie J. Dennison
MAISIE J. DENNISON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Maisie J. Dennison, unmarried

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 7th day of JUNE, 19 74

My commission expires 1-17-77 Notary Public _____

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 $ 47,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Clyde E. Scales
Della M. Scales

Sworn to and subscribed before me this 7th day of JUNE, 19 74

My commission expires 1-17-77 Notary Public _____

This instrument was prepared by:
This instrument prepared by

Name	Address
STEPHENSON AND LANKEY	First National Building, Nashville, Tennessee 37219

File — 1st Fed Savings —

Mail to — Mr. & Mrs. Clyde E. Scales, 11619, Nashville, Tenn. 37211

C 58071

IDENTIF. REFERENCE

JUN 10 2 27 PM '74

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM MAISIE J. DENNISON, unmarried

TO CLYDE E. SCALES AND WIFE, DELLA M. SCALES

Tennessee Title

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