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This Instrument Was Prepared by
Dewey W. Ledig, (mt)
Of The Law Firm
Stahlman Building, Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Madeline R. Holden (NAME)	Madeline R. Holden (NAME)	9D-26965
7114 Old Harding Road (STREET ADDRESS OR ROUTE NUMBER)	7114 Old Harding Road (STREET ADDRESS)	142-50
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
($10.00)---------- *Dollars,*

cash in hand paid by Madeline R. Holden and other good and valuable considerations accepted as cash, the receipt of which is hereby acknowledged and for a further consideration, Madeline R. Holden assumes and agrees to pay the unpaid balance of an original indebtedness of $18,000.00 secured Deed of Trust, Book 4748, Page 77, Register's Office for Davidson County, Tennessee,

we, Clarence Sutherland and wife, Susan Clayton Sutherland

have this day bargained and sold, and do hereby transfer and convey unto the said Madeline R. Holden

her

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

A tract land in the 9th Civil District of Davidson County, Tennessee, being more particularly described as follows:

Beginning at a point in the center of Old Harding Pike at the southeast corner of the tract herein conveyed; thence South 57½ degrees west 100 feet to a point; thence north 27 3/4 degrees west 245 feet; thence South 62½ degrees west 100 feet; thence north 27 3/4 degrees west 171 feet, more or less, to a point; thence eastwardly 200 feet along the boundary line of the property conveyed to Robert Hows and wife, to Sidney Ward Brown, by deed of record in Book 2245, page 635, Register's Office for said County; thence South 27 4/4 degrees east 414 feet, more or less, to the point of beginning.

Being the same property conveyed to Clarence Sutherland and wife, Susan Clayton Sutherland, by deed from Herschel Gaddes, et al, of record in Book 4748, page 74, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 1st day of August, 19 74

Affiant Madeline R. Holden

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Ensey

This is unimproved ( ) improved (X) property, known as 7114 Old Harding Pike (House Number) (Street) Nashville, Tennessee 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 Madeline R. Holden

her *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.,* except for 1974 taxes which are to be prorated and assumed by the purchaser.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Madeline R. Holden

her

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 1st *day of* ~~July~~ August, 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.*

Clarence Sutherland

Susan Clayton Sutherland

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensley a Notary Public in and for said County and State, Clarence Sutherland and wife, Susan Clayton Sutherland

the within named 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 1st day of August, 19 74

Commission expires 4/25/76 Mary Ensley Notary Public

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.....

AUG-2	CONV	30,000.00			
AUG-2 S'TAX			A*	78.00	
AUG-2 PR'FEE			A*	.50	
AUG-2	W'DEED		A*	4.00	* 82.50

C 6 5 7 4 6

IDENTIF. REFERENCE

AUG 2 2 14 PM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM Clarence Sutherland et ux.

TO Madeline R. Holden

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-4631
NASHVILLE, TENNESSEE 37238

CHICAGO TITLE INS. C
AMERICAN TRUST BLI
NASHVILLE, TENN. 37201

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