WARRANTY DEED

BOOK 4810 PAGE 651

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Benjamin J. Wilson (NAME)	Same (NAME)	16DA-23110
1606 Burton Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	117-15-123
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

cash in hand paid by Benjamin J. Wilson, a widower, and other good and valuable considerations accepted as cash, the receipt of which is hereby acknowledged,

We, F. L. Williams, Jr., and wife, Sara T. Williams

have this day bargained and sold, and do hereby transfer and convey unto the said Benjamin J. Wilson

his

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

Being Lot No. 61 On the Plan of Green Hills Subdivision, as of record in Book 547, page 128, Register's Office for said County.

Said Lot No. 61 fronts 100 feet on the northerly side of Burton Avenue and runs back 162 feet 6 inches on the easterly line and 162 feet 6 inches on the westerly line to a dead line, measuring 27 feet thereon.

Being part of the property conveyed to F. L. Williams, Jr., and wife, Sara T. Williams, by deed from Thurman T. McLean and wife, of record in Book 2995, page 439, Register's Office for Davidson County, Tennessee.

This Instrument Was Prepared By

Dewey W. Pedigo (mE)

Of The Law Firm of Pedigo & Solomon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $42,000.00

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

Benjamin J. Wilson
Affiant

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

Mary Ensinger
Notary Public

This is ( ) unimproved (X) improved property, known as 1606 Burton Avenue (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 Benjamin J. Wilson

his *(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* Benjamin J. Wilson

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

Witness our hand s this 1st day of 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.

F. L. Williams Jr.

Sara T. Williams

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary E. Neary, a Notary Public in and for said County and State, F. L. Williams, Jr., and wife, Sara T. Williams

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 E. Neary
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-5	CONV	42,000.00			
AUG-5 S'TAX			A*	109.20	
AUG-5 PR'FEE			A*	.50	
AUG-5	W'DEED		A*	4.00	* 113.70

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM

TO F. L. Williams, Jr., et ux

Benjamin J. Wilson

C 6 5 9 1 9

IDENTIF. REFERENCE

AUG 5 9 15 AM '74

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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