This instrument prepared by Thos. O. H. Smith
1128 J.C. Bradford Bldg., Nashville, Tennessee 37219

WARRANTY DEED

BOOK 4857 PAGE 746

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Clifford Brown et ux	Same	
1718 5th Ave. North (NAME)	(NAME)	81 7-49C
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

Ten and 00/100 *Dollars,*

Cash in hand paid by Clifford Brown and wife, Bessie Brown, and other goods and valuables considerations, the reciept of which is hereby acknowledges,

I, Ruby Eva Moore

have this day bargained and sold, and do hereby transfer and convey unto the said

Clifford Brown and wife Bessie Brown, their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the South 42-1/2 feet of Lot No. 16 and the North 5 feet of Lot No. 17 on the Map of the Subdivision of Lot 2 of the Thos. Woodard's Subdivision as of record in plan Book 2, page 104, in Chancery Court at Nashville,

Said parts of said lots adjoin and front together 74-1/2 feet on the east side of 10th Avenue North and run back between parallel lines 170 feet to an alley.

Being the same property conveyed to Ruby Eva Moore, by deed from J. E. Weaks and wife, Florence Weaks of record in Book 2101, page 341, Register's Office for Davidson County, Tennessee. The said Ruby Eva Moore conveyed a 1/3 interest in said property to J. E. Moore and wife, Eula M. Moore, by deed of record in Book 2107, page 357 said Register's office. Eula M. Moore, widow of the said J. E. Moore conveyed a 1/3 interest in said property to Ruby Eva Moore by deed of record in book 2650, page 265, 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 $ 6,000.00

Subscribed and sworn to before me, this the 4th day of October 19 74

Affiant Ruby Eva Moore

My commission expires: 4-28-75 (Affix Seal)

Notary Public

This is { unimproved ( ) / improved (X) } property, known as 1922 (House Number) 10th Avenue North (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

Clifford Brown and wife, Bessie Brown, their

(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.* except as to 1974 Metro taxes, which are prorated as of d/d and assumed by the buyers

I *further covenant and bind* Myself, My *heirs and representatives, to warrant and forever defend the title to said real estate to said* Clifford Brown and Bessie Brown, their

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

Witness My *hand* this 4th *day of* October, 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.*

Ruby Eva Moore

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Thos. O. H. Smith *, a Notary Public in and for said County and State,* Ruby Eva Moore, (unmarried)

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 *this* 4th *day of* October *, 19*74*.*

Thos O'Smith *Notary Public*

Commission expires 4-28-75

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 .....

OCT-4-74	CONV	*6,000.00			
OCT-4-74	S'TAX		A*	15.60	
OCT-4-74	PR'FEE		A*	.50	
OCT-4-74	W'DEED		A*	4.00	* 20.10

C 7 3 8 2 0

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

OCT 4 12 47 PM '74

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

Compliments of

Chicago Title Insurance Company
A subsidiary of Chicago Title & Trust Co.
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE