BOOK 1865 PAGE 611

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 935.20

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF November, 1974

Notary Public

MY COMMISSION EXPIRES: January 17, 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Barrett, Brandt & Barrett, 9th Floor, Third Nat'l Bank Bldg., Nashville, Tn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mattie Ree Butler ~~Charles William McClain~~ (NAME)	United Mtgee. Service Corp. (NAME)	Map 92-6
2603 Batavia St. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1076 (STREET ADDRESS)	Par - 471
Nashville, Tenn. 37208 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Va. 23457 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Frank Fletcher et ux Elizabeth Fletcher

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mattie Ree Butler and Charles William McClain as joint tenants

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 69 on the Map of Faulconer and Ashcrofts S/D of Lots 18 and 19 of Boyd McNair's Tract, of record in Book 57, page 121, Register's Office for Davidson County, Tennessee.

Said Lot No. 69 fronts 36 feet on the southerly margin of Batavia Street and runs back between parallel lines 106 feet to an alley.

Being the same property conveyed to Frank Fletcher et ux Elizabeth Fletcher by deed from Robert T. Butler and wife, Mattie Butler, of record in Book 4265, page 667, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 2603 (House Number) Batavia Street, (Street) Nashville, (P. O. Address) Tennessee (City or Town) (Postal Zip)

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. Wherever 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 1st day of November, 1974

NOTARY PUBLIC

STATE OF TENNESSEE
Davidson County

BOOK 4865 PAGE 612

Personally appeared before me, James R. Kniffen, a Notary Public in and for said County and State, the within named Frank Fletcher and wife, Elizabeth Fletcher

the bargainor, 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 November 1974.

Commission expires August 14, 1976

James R. Kniffen
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Frank Fletcher and wife,
Elizabeth Fletcher

TO
Mattie Ree Butler and
Charles William McClain,
as joint tenants

C 77023

IDENTIF. REFERENCE

Nov 4 1 42 PM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Mail to: James R. Kniffen
Cynthia Flora Tunnell Bowles
Frank Fletcher Law Bldg.
Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV-4-74	CONV	* 935.20			
NOV-4-74 S'TAX			A*	2.34	
NOV-4-74 PR'FEE			A*	.50	
NOV-4-74	W'DEED		A*	4.00	* 6.84