WARRANTY DEED

BOOK 4874 PAGE 324

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN ANDREW BECKETT	SAME	MAP 61-14
(NAME:) 420 WALTON LANE	(NAME:) SAME	PARCELS 114 & 119
(STREET ADDRESS OR ROUTE NUMBER) MADISON, TENNESSEE	(STREET ADDRESS) SAME	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of one and 00/100 ($1.00)

DOLLARS

and other good and valueable consideration, the receipt of both of while is hereby acknowledged

DEC 11 74 CONV *5,000.00
DEC 11 74 S'TAX A* 13.00
DEC 11 74 PR'FEE A* .50
DEC 11 74 W'DEED A* 6.00 * 19.50

C 8 1 1 1 9

IDENTIF. REFERENCE

DEC 11 10 31 AM '74

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

I, Gertrude Green Beckett (formerly Gertrude Green), reserving a life estate for myself in the property hereinafter described,

have bargained and sold, and by these presents do transfer and convey unto the said John Andrew Beckett

his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Tract #1: Being part of Lot No. 74 on the plan of the subdivision of Maplewood Home Tract, as of record in book 421, page 174, Register's Office for said county described as follows:

Beginning in the dividing line between Lots No. 74 & 75 at a point 250 feet west of the westerly margin of Burrus Street, said point being the northwest corner of the second tract conveyed to Nannie Louise Jones, by deed from Willie D. Burt and Husband of record in book 1195, page 632 said Register's Office, thence with said Jones' westerly line southward 87 feet to the northwest corner of the property conveyed to James R. Ruffell, Jr. and wife by deed from William M. Gray and wife of record in book 741, page 564 said Register's Office, thence with said Ruffell's westerly line southwardly 115 feet, in all 202 feet to the dividing line between Lots Nos. 73 & 74, thence with said line, westwardly 484 feet to the easterly margin of the Right-of-Way of the L & N Railroad; thence with said Right-of-Way northwardly 201 feet to the corner of Lots 74 & 75; thence with the line between said two lots, eastwardly 538 feet to the beginning.

Being ~~the~~ same property conveyed to Gertrude Green Beckett from Raymond H. ~~Lea~~thers of record in book 1309, page 468, Register's Office of Davidson County.

This instrument prepared by:
Schulman, McCarley, Hollins and Pridg
P. O. Box 2707
Nashville, Tennessee 37219

Mail-7

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is: * 5,000.00

Subscribed and sworn to before me, this the 10th day of Dec. 1974

Gertrude Green Beckett
Affiant

My commission expires: 5-2-77
(Affix Seal)

Annie George
Notary Public

ANNIE GEO[illegible]
NOTA[illegible]
COUNTY

Tract #2: Land in Davidson County, Tennessee, being part of Lot 73 on the plan of the subdivision of the Maplewood Home Tract, as of record in book 421, page 174 Register's Office for said county, described as follows:

Beginning on the northerly margin of a street called Gillock Street, at a point 200 feet westerly from the westerly margin of Burrus Street, thence with the northerly margin of Gillock Street, westerly 200 feet, thence northerly parallel with the westerly margin of Burrus Street 200 feet, more or less to the line between Lots No. 73 & 74; thence with said line easterly 150 feet; thence southerly 20 feet, thence easterly 50 feet to a point 200 feet westerly from the westerly margin of Burrus Street; thence southerly 180 feet, more or less, to the beginning.

Being the same property conveyed to Gertrude Green by Sarah Alexander, an unmarried woman of lawful age, of record in book 794, page 192 Register's Office Davidson County.

~~Xxxxx~~ ~~Xxxxx~~ ( ) Tract #1 is unimproved property
~~Xxxx~~ This is improved ( ) property, known as 809 Gillock Street (House Number) (Street) Nashville, Tennessee (P. O. Address: City or Town)
Tract #2

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said John Andrew Beckett his *heirs and assigns, forever.*

And I *do covenant with ~~the said~~* John Andrew Beckett *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, Gertrude Green Beckett (formerly Gertrude Green) *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* John Andrew Beckett, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 10th *day of* December, *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.*

Gertrude Green Beckett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Annie Heuse, a Notary Public in and for said County and State, the within named Gertrude Green Beckett (formerly Gertrude Green)

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 1st day of December, 1971.

Annie Heuse, Notary Public.

Commission Expires 5-2-72

ANNIE GEORGE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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.....