Rel
c/mail

THIS INSTRUMENT PREPARED BY: Thomas E. Stewart, Attorney, 223 Madison St., Madison, Tennessee 37115

WARRANTY DEED

BOOK 4892 PAGE 623

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
MILFORD B. PIERCE, ET UX (NAME)	SAME (NAME)	61-16-23
4105 KENNEDY AVENUE (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	
NASHVILLE, TENNESSEE 37216 (CITY) (P. O ZONE) (STATE)	SAME (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)-- Dollars,

cash in hand paid, and other valuable considerations, receipt of which is hereby acknowledged, and for the express purpose of converting my interest in the property hereinbelow described into an estate by the entireties with my wife, Neal Clark Pierce, in accordance with Tennessee Code Annotated, 64-109,

I, MILFORD B. PIERCE,

have this day bargained and sold, and do hereby transfer and convey unto the said NEAL CLARK PIERCE, for the purpose of creating an estate by the entireties in and to the entire interest in the property herein conveyed, to the end that fee simple ownership is now vested in Milford B. Pierce and wife, Neal Clark Pierce, their heirs and assigns forever. Said property is described as follows:

Land in Davidson County, Tennessee, being a part of Lots Nos. 31, 33, 35 and 37 on the Map of Monte Vista, of record in Book 421, page 143, Register's Office for said County, which are shown immediately north of and adjoining certain lots on the Map of Chappell's Subdivision of certain lots in Monte Vista, of record in Book 1130, page 11, said Register's Office, and described as follows:

Beginning at a stake in the southerly margin of Kennedy Street near a corner post at the side of a cluster of hackberries; thence southerly 353.6 feet to an iron pin at a hackberry cluster; thence easterly 35.6 feet; thence northerly 343 feet to a point in the southerly margin of Kennedy Street, which point is 292.6 feet from the westerly margin of McAlpine Avenue, thence with the margin of the said Kennedy Street westerly 73.2 feet to the beginning.

Being the same property conveyed to Milford B. Pierce, Single, by deed from Robert L. Payne and wife, Catherine Payne of record in Book 1883, page 149, 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 Love & affection

Affiant Milford B. Pierce

Subscribed and sworn to before me, this the 26th day of February 1975

My commission expires: (Affix Seal) Notary Public Thomas M. Black

THOMAS M. BLACK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is unimproved ( ) improved (X) property, known as 4105 Kennedy Avenue, Nashville, Tn. 37216 (House Number) (Street) 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 grantees, 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 appears of record.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness My hand this 26th day of February, 1975, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Milford B. Pierce

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* MILFORD B. PIERCE,

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

Witness my hand and official seal at Madison, Tennessee *this* 26th *day of* February, *19*75.

Thomas M. Black *Notary Public*

Commission expires 11/12/75

THOMAS M. BLACK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

FEB28'75 MISC A* 4.00 * 4.00

WARRANTY DEED

FROM

MILFORD B. PIERCE

TO

MILFORD B. PIERCE, ET UX

C 8 9 0 4 4

IDENTIF. REFERENCE

FEB 28 9 26 AM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 112 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115