BOOK 4894 PAGE 905

This instrument was prepared by J. Vaulx Crockett, CROCKETT, CROCKETT, CARPENTER, [illegible] Third Ave., Nashville, Tenn. 37201

QUITCLAIM ~~WARRANTY~~ DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James Howard	Same	
(NAME)	(NAME)	92-3
311 - 18th Avenue, North		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	72 pw
Nashville, Tenn. 37203		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of .....

.....*Dollars,*

the performance of services for the benefit of Allie M. Hayes by James Howard and aiding and looking after her in her latter years,

I, EVANS ANDERSON,

having agreed so to do, joined by my wife Sadie Anderson for the purpose of conveying any marital and homestead or other rights she may have,

.....

have this day ~~bargained~~ quitclaimed *and sold, and do hereby transfer and convey unto the said* JAMES HOWARD

.....

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

"Being the westerly 60 feet of the northerly 119 feet of Lot No. 1 on the map of Eliza Laws' lots, as of record in Book 843, page 33, Register's Office for said County.

"Said part of Lot No. 1 fronts 60 feet on the southerly side of Heffernan Street and runs back between parallel lines, with the easterly margin of 24th Avenue, North, 119 feet to dead line.

"Being the same property conveyed to Edgar S. Hayes and wife, Allie Mae Hayes by deed of Eliza Watkins Laws of record in Book 0898, page 661, Register's Office of Davidson County, Tennessee, the said Allie Mae Hayes, the same as Allie M. Hayes, having survived her husband, Edgar S. Hayes and being now deceased intestate survived by Evans Anderson as sole heir."

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ NOTHING

Subscribed and sworn to before me, this the 10th day of March 1975

Affiant James Howard

My commission expires: May 16 1976 (Affix Seal)

Notary Public Mabel Burkhalter

This is ~~unimproved~~ improved (X) property, known as 2329 Meharry Blvd., Nashville, Tennessee
(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 .....

James Howard, his

.....*(successors),*

heirs and assigns forever. ~~*covenant that lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*~~

This deed is subject to all taxes including inheritance tax and liens,

~~*further covenant and bind heirs and successors to warrant and*~~

and debts, expenses of administration and liens of Allie M. Hayes

~~*forever defend the title to said real estate to said*~~

which to the extent not paid from the assets of the estate of Allie

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

M. Hayes are assumed by James Howard.

Witness our *hand* s *this* 20th *day of* January, 1975, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Cinti Ohio

Cinti Ohio

Evans Anderson
EVANS ANDERSON

Sadie Anderson
SADIE ANDERSON

STATE OF OHIO)
COUNTY OF HAMILTON)

BOOK 4894 PAGE 906

~~STATE OF TENNESSEE~~)
~~COUNTY OF DAVIDSON~~)

Personally appeared before me, The undersigned, *a Notary Public in and for said County and State,* EVANS ANDERSON and wife, SADIE ANDERSON

*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 Ohio Tennessee,
this 20th *day of* January, *19*75.

J. Vincent Aug
Notary Public

Commission expires

J. VINCENT AUG, JR., Attorney-at-Law
Notary Public, State of Ohio
My commission has no expiration date
Section 147.03 O. R. C.

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 .....

~~QUITCLAIM~~
~~WARRANTY~~ DEED

FROM

EVANS ANDERSON, ET UX

TO

JAMES HOWARD

MAR 10 75 MISC A* 4.00 * 4.00

C90144

IDENTIF. REFERENCE

MAR 10 3 13 PM '75

FELIX J. ALLISON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Box 28
Phone 255-4631
NASHVILLE, TENNESSEE 37238

mail to:
J. Vanlex Crockett
306 Nashville Trust Bldg.
Nashville, Tenn. 37201