BOOK 4945 PAGE 191

Prepared by: STEWART, BLACK & AYERS, Attys
223 Madison Street
Madison, Tenn. 37115
By Thomas E Stewart

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Wilson Brown et ux	same	43-14
(NAME) 145 Lanier Drive	(NAME)	Part 116
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tenn. 37115	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ONE ($1.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Willis S. Floyd and wife, Kitty B. Floyd,

have this day bargained and sold, and do hereby transfer and convey unto the said Wilson Brown and wife, Johanna Brown, their heirs and assigns, an undivided one-half interest in

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

Being the southerly 15 feet of Lot No. 10, all of Lots 11 and 12 and the northerly 10 feet of Lot No. 13 on the unrecorded Map of Margaret L. Dickenson Subdivision, described together according to a survey made by T. R. Sanford, Surveyor, April 15, 1960, as follows:

Beginning at a point in the easterly margin of Lanier Drive, 680.2 feet southerly from a concrete monument set in the easterly margin of said Drive at the beginning of a curve leading into Old Hickory Blvd.; thence easterly parallel to and 35 feet southerly from the line between Lots Nos. 9 and 10, 228.4 feet to a point in the westerly line of the "Hailey Sub."; thence southerly along the westerly line of said Sub., 125 feet to a point; thence westerly parallel to and 10 feet southerly from the line between Lots Nos. 12 and 13, 232.2 feet to a point in the easterly margin of said Drive; thence northerly with the margin of the same, 125 feet to the point of beginning.

Being the same property conveyed to Wilson Brown and wife, Johanna Brown, and Willis S. Floyd and wife, Kitty B. Floyd, by deed from Robert A Castleman and wife, Thelma Aline Castleman, dated April 29, 1960, of record in Book 3068, Page 587, Register's Office of Davidson County, Tenn.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 7000.00

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

Affiant: Mrs Wilson Brown

My commission expires: (Affix Seal) Notary Public: B. Williams Dugger

This is unimproved ( ) improved (XX) property, known as 145 Lanier Drive, Madison, 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 Wilson Brown and wife, Johanna Brown, their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Wilson Brown and wife, Johanna Brown, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 25th day of August, 1975, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Willis S. Floyd

Kitty B. Floyd

BOOK 4945 PAGE 192

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barbara Ray, *a Notary Public in and for said County and State,* Willis S. Floyd and wife, Kitty B. Floyd,

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 Madison *Tennessee, this* 25th *day of* August, *19* 75.

Barbara Ray *Notary Public*

Commission expires 6-2-79

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 .....

AUG26 75 CONV *7,000.00

AUG26 75 S'TAX A* 18.20

AUG26 75 PR'FEE A* .50

AUG26 75 W'DEED A* 4.00 * 22.70

WARRANTY DEED

FROM

Willis S. Floyd et ux

TO

Wilson Brown et ux

D 12800

IDENTIF. REFERENCE

AUG 26 9 51 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