Prepared by: David W. McMackin
Attorney at Law
P. O. Box 1106
Nashville, Tennessee 37202

WARRANTY DEED

(CORPORATE FORM)

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: BOOK 4951 PAGE 674	MAP PARCEL NUMBERS
Isom Lonzie Clinard, et ux.	Same	61-16-248
(NAME) 1242 ARDEE AVENUE	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER) NASHVILLE TN 37216	(STREET ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Seven Thousand and 00/100----------
----------($7,000.00)---------- *Dollars,*
cash in hand paid, the receipt and sufficiency of which is hereby acknowledged,

Associates Capital Corporation *has bargained and sold, and does hereby transfer and convey unto the said*
Isom Lonzie Clinard and wife, Ella Lucile Clinard,
their ~~heirs~~ *heirs and assigns,*
certain real estate in Davidson *County, Tennessee, as follows:*

Being Lots Nos. 20, 21 and the westerly 25 feet of Lot No. 22 of Block "D" on the Plan of the Resubdivision of Sunnymeade, as of record in Book 974, pages 56 and 57, Register's Office for said County.

Said Lots Nos. 20, 21 and part of Lot No. 22 front together 125 feet on the southerly side of Ardee Avenue and run back between parallel lines 140 feet to a dead line.

Being the same property conveyed to Associates Capital Corporation by Trustee's Deed dated April 25, 1975 of record in Book 4908, page 742, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $7,000.00

Subscribed and sworn to before me, this the 21st day of August 1975.

Affiant

My commission expires: 4/30/79 (Affix Seal)

Notary Public

unimproved ( )
This is improved ( ) property, known as ..... (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
Isom Lonzie Clinard and wife, Ella Lucile Clinard,
their ~~heirs~~

heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for any and all unpaid property taxes, the payment of which is hereby assumed by the Grantees.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said
Isom Lonzie Clinard and wife, Ella Lucile Clinard, their
~~heirs~~ *heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 21st *day of* August, *19* 75 *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

ASSOCIATES CAPITAL CORPORATION

By: J. M. Howard, Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4951 PAGE 675

Before me, Peggy J. Gafford, *a Notary Public of the State and County aforesaid, personally appeared* J. M. Howard, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President *of the* Associates Capital Corporation, *the within named bargainor, a corporation, and that* he *as such* Vice President *being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by* him *self as* Vice President.

Witness my hand and seal, at office in Nashville, Tennessee, *this* 21st *day of* August, *19* 75

Peggy J. Gafford *Notary Public*

Commission expires 8/3/77

SEP 17 75 CONV *7,000.00
SEP 17 75 S'TAX A* 18.20
SEP 17 75 PR'FEE A* .50
SEP 17 75 W'DEED A* 4.00 * 22.70

WARRANTY DEED

FROM

Associates Capital Corporation

TO

Isom Lonzie Clinard and wife,

Ella Lucile Clinard

D 1 5 9 1 4

IDENTIF. REFERENCE

SEP 17 12 17 PM '75

FELIX Z. MILLSAPS REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING