BOOK 4970 PAGE 213 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$18,600.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October, 1975

Notary Public

MY COMMISSION EXPIRES: 2-23-77

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Leon Sharber, Attorney Suite 308 301 Park Plus Blvd. Nashville, Tenn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arthur L. Clemons (NAME)	Thomas & Hill, Inc. (NAME)	Map 118-4
2204 Rosehaven Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1833 (STREET ADDRESS)	Parcel 116
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Charleston, West Virginia 25327 (CITY) (STATE) (ZIP)	BH 01150

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Tyree C. Jones et ux Martha C. Jones

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Arthur L. Clemons et ux Susan J. Clemons

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

BEING Lot No. 54 on the plan of HURDWOOD HEIGHTS, Section 2, a plat of which is of record in Book 2330, Page 38, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to the Grantor Tyree C. Jones et ux Kathryn M. Jones, by deed of record in Book 2447, Page 459, Register's Office for Davidson County, Tennessee. The said Kathryn M. Jones having since died.
THIS conveyance is subject to restrictions of record in Book 2435, Page 550, Register's Office for Davidson County, Tennessee, and any existing easements.

Martha C. Jones is the present wife of Tyree C. Jones and joins in this conveyance to convey whatever right, title, or interest she may have in the herein described property.

STATE OF TENNESSEE DAVIDSON COUNTY NOTARY PUBLIC

This is unimproved ( ) improved (XXX) property, known as 2204 Rosehaven Drive, Nashville, Tennessee 37211
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 24th day of October, , 1975

TYREE C. JONES Tyree C Jones

MARTHA C. JONES Martha C Jones

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Leon Sharber, a Notary Public in and for said County and State, the within named Tyree C. Jones et ux Martha C. Jones

the 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 Nashville, Tennessee, this 24th day of October, 19 75

Commission expires 2-13-77

Leon Sharber
Notary Public

LEON SHARBER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
TYREE C. JONES etux

TO
MARTHA C. JONES

TO
ARTHUR L. CLEMONS et ux SUSAN J. CLEMONS

D 2 3 9 7 5

IDENTIF. REFERENCE

Nov 12 8 21 AM '75

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Leon Sharber
Attorney-at-Law
Suite 308
301 Plus Park Blvd.
Nashville, Tennessee 37217

NOV 12 75	CONV	18,600.00			
NOV 12 75	S'TAX		A*	48.36	
NOV 12 75	PR'FEE		A*	.50	
NOV 12 75	W'DEED		A*	4.00	
					* 52.86

STATE OF TENNESSEE DAVIDSON COUNTY