WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ruby C. McKissack Brown & Dorothy McKissack Stewart (NAME)	Ruby C. McKissack Brown & Dorothy McKissack Stewart (NAME)	82 - 12 - 55
312 Neil Avenue (STREET ADDRESS OR ROUTE NUMBER)	312 Neil Avenue (STREET ADDRESS)	
Nashville, Tenn. 37206 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37206 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ---Ten and No/100-------- *Dollars,*
and the love and affection I have for my sisters herein named and other good and valuable considerations, I, Nina Jean McKissack Storey , single

have this day bargained and sold, and do hereby transfer and convey unto the said Ruby C. McKissack Brown and Dorothy McKissack Stewart, share and share alike, with right of survivorship, all my right, title and interest, legal and equitable in and to their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 199 in the Neil S. Brown plan of Lots in East Nashville, a plan of which is recorded in Book 57, Page 50, Register's Office of Davidson County, Tennessee.

Said Lot fronts 50 feet on the westerly side of Neil Avenue and runs back between parallel lines 170 feet to an alley.

Being my part of the same property conveyed to Ruby C. McKissack Brown, and Nina Jean McKissack Storey, and Dorothy McKissack Storey, by deed from Ed McKissack and wife, Delores McKissack, et al., of record in Book No 4052, Page 455, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 2,000.00

Subscribed and sworn to before me, this the 5th day of December, 1975

Affiant

December 19 75

My commission expires: Oct. 25 1976 (Affix Seal)

Notary Public

This is { unimproved ( ) / improved ( ) } property, known as 312 (House Number) Neil (Street) Avenue 37206 P. O. Address: Nashville (City or Town) Tennessee

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said --Ruby C. McKissack Brown and Dorothy McKissack Stewart, share and share alike, 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 and Deed of Trust, dated December 11, 1974, recorded in Book 4875, Page 397, Register's Office of Davidson County, Tennessee

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ruby C. McKissack Brown and Dorothy McKissack Stewart, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand* this 5th *day of* December, 19 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Nina Jean McKissack Storey

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Undersigned, a Notary Public in and for said County and State, --Nina Jean McKissack Storey--

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

Witness my hand and official seal at Nashville, Tennessee, this 5th day of December, 1975.

John V. Adams
Notary Public

Commission expires 5-1-76

This deed prepared ny A. Lawson Davis, Attorney, this 5th day of December, 1975.
A. Lawson Davis

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...

JOHN V. ADAMS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Notary Public

Commission expires ...

DEC-9 75	CONV	*2,000.00			
DEC-9 75	S'TAX		B*	5.20	
DEC-9 75	PR'FEE		B*	.50	
DEC-9 75	W'DEED		B*	4.00	* 9.70

WARRANTY DEED

FROM
Nina Jean McKissack Storey

TO
Ruby C. McKissack Brown and
Dorothy McKissack Stewart

D 27398

IDENTIF. REFERENCE

DEC 9 10 22 AM '75

FELIX J. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Return to
WILKINS & ADAMS, ATTORNEYS
FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

Attorney

Compliments of

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