WARRANTY DEED

BOOK 5077 PAGE 434

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
C. William Andree, III, et ux	SAME	
(NAME)	(NAME)	
3616 Meadowbrook Avenue		26W-260
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ----------
----------($10.00) *Dollars,*

cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, Mary Lancaster,

have this day bargained and sold, and do hereby transfer and convey unto the said C. William Andree, III and wife, June Andree, hereinafter called the grantees, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being lot No. "Four Hundred and Fifty Eight" (458) in Richland Realty Company's Division "C", the plan of which is of record in Book 421, Page 31, of the Register's Office for said County.

Said Lot No. 458 fronts sixty (60) feet on the north side of Meadowbrook Avenue and extends back northwardly between parallel lines 192.5 feet more or less, on its eastern margin and 183 feet, more or less on its western margin to an alley, showing 60.8 feet on said alley.

Being the same property conveyed to Mary Lancaster, by deed from Raymond L. Barrett, Clerk and Master, recorded in Book 4967, Page 961, Register's Office said County.

MAIL: PREPARED BY:
STELTEMEIER & WESTBROOK
ATTORNEYS AT LAW
2002 RICHARD JONES ROAD
NASHVILLE, TENN. 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this tranefer is $ 37,250.00

Subscribed and sworn to before me, this the 12th day of October 19 76

Affiant William Andree III

My commission expires: July 24, 1977 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 3616 Meadowbrook Avenue, Nashville, TN 37205
(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 Grantees, their *(successors), heirs and assigns forever.* and 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* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 12th *day of* October, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary Lancaster

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mary Lancaster

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 12th day of October, 19 76.

Notary Public

Commission expires July 24, 1977

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 _____

WARRANTY DEED

FROM

Mary Lancaster

TO

C. William Andree, III, et ux

D 72095

IDENTIF. REFERENCE

Oct 13 9 02 AM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

OCT 13 76	CONV	37,250.00			
OCT 13 76 S'TAX			B*	96.72	
OCT 13 76 PR'FEE			B*	.50	
OCT 13 76	W'DEED		B*	4.00	* 101.22

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE