This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tennessee 37115

BOOK 5113 PAGE 640

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Thomas A. Arnold et ux	Thomas B. Arnold	MAP 18
(NAME)	(NAME)	
326 Moncrief Ave	326 Moncrief Ave.	PAR 43
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tenn 37072	Goodlettsville Tenn	M-P
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100----------

----------($10.00)---------- Dollars,

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

I, Era Kinslow, unmarried, hereinafter called the grantor,

have this day bargained and sold, and do hereby transfer and convey unto Thomas A. Arnold and wife, Nellie N. Arnold, herein called the grantees, their

heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

A tract of land in the 10th Civil District of Davidson County, Tennessee, described as follows:

Beginning on the southerly margin of Moncrief Avenue at the northeast corner of the property conveyed to M. B. Burton, by deed from Allen Mathews, of record in book 1031, page 675, book 1535, page 527, and book 2753, page 89, Register's Office forsaid County; thence with said Burton's easterly line southwardly 246 feet; thence eastwardly 104 feet; thence northwardly 258.5 feet to the southerly margin of said Moncrief Avenue; thence with same westwardly 104 feet to the beginning.

Being the same property conveyed to Era Kinslow, by deed from Ernest A. Dilleha and wife, Esther N. Dilleha, of record in book 4317, page 975, said Register's Office.

FEB-95 CONV 10,000.00
FEB-95 S'TAX B* 26.00
FEB-95 PR'FEE B* .50
FEB-95 W'DEED B* 4.00 * 30.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10,000.00

Subscribed and sworn to before me, this the 8th day of February, 1977

Affiant

My commission expires Commission Expires NOV 9 1977 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 326 Moncrief Ave, Goodlettsville, Tenn 37072 (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

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.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their

heirs and assigns, against the lawful claims of all persons.

Witness my hand this 8th day of February, 19 77 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Era Kinslow
(Era Kinslow)

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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,* Era Kinslow, unmarried

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 Tennessee, *this* 1st *day of* February, *19* 77.

Commission expires My Commission Expires NOV. 2, 1977 *Notary Public*

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

Era Kinslow, unmarried

TO

Thomas A. Arnold et ux

D 8 8 7 1 5

IDENTIF. REFERENCE

FEB 9 11 05 AM '77

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115

Representing
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