This instrument prepared by: Mark J. Mathiesen, Attorney
223 Madison Street
Madison, Tennessee 37115

BOOK 5186 PAGE 142

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James H. Youngblood	Same	12D08850
(NAME)	(NAME)	
601 Ben Allen Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(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, and other good and valuable consideration, the receipt of which is hereby acknowledged,

AUG 19??	CONV.	*5,000.00			
AUG 19??	S'TAX		B*	13.00	
AUG 19??	PR'FEE		B*	.50	
AUG 19??	W'DEED		B*	4.00	* 17.50

Wallace H. Clinard

have this day bargained and sold, and do hereby transfer and convey unto the said

James H. Youngblood, his

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

A tract of land in the 12th Civil District of Davidson County, Tennessee, described according to a copy of a survey made by Stephen A. Draper, Surveyor, dated May 24, 1962, as follows:

Beginning in the easterly margin of Ben Allen Road 637 feet from the corner of Lot 246, Maplewood Heights Subdivision, of record in Book 547, page 103, Register's Office for said County; thence running N 17° 45' West 50 feet; thence 72° 15' East 400 feet to Nickins' line; thence South 17° 45' East 50 feet; South 72° 15' West 400 feet to the beginning.

Being the same property conveyed to Wallace H. Clinard and Dovie B. Robertson, by deed from William L. Edmonds and wife, Mary Loudean Edmonds, of record in Book 5049, page 780, Register's Office for Davidson County, Tennessee. By this conveyance Wallace H. Clinard is conveying his one-half undivided interest in said property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $5,000.00

Subscribed and sworn to before me, this the 18 day of August 19 77

My commission expires: 12-5-77 (Affix Seal)

Affiant: James H. Youngblood

Notary Public: Mildred S Click

MILDRED CLICK NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved (XX) improved property, known as 601 Ben Allen Road, Nashville, Tennessee
(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 Grantee, his (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 as appears of record

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 18 day of August, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Mildred S Click
Notary Public
My Commission Expires 12-5-77

MILDRED CLICK NOTARY PUBLIC DAVIDSON COUNTY, TENN.

x Wallace H Clinard
Wallace H. Clinard

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William H. Clinard, the within named bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ..... Tennessee, this ..... day of ....., 19.....

.....Notary Public

Commission expires.....

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

Wallace H. Clinard

TO

James H. Youngblood

E 2 1380

IDENTIF. REFERENCE

AUG 19 9 25 AM '77

FELIX Z. WH... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115