THIS INSTRUMENT WAS PREPARED BY:
Rabe C. Clem, Jr.
209 Truetland Street
Nashville, Tennessee 37207

WARRANTY DEED

BOOK 5251 PAGE 343

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. John Hancock		82 - 11
(NAME) 1812 Russell Street	Same (NAME)	14 JD
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37206	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ($10.00)

Ten and No/100---------- *Dollars,*
Cash in hand paid by John Hancock and wife, Juanita Hancock, and other good and valuable considerations, the receipt of which is hereby acknowledged; and the assumption of and the agreement to pay one subordinate lien note in the present principal balance of $6,213.67 payable as specified therein. Said note being of record in Book 4892, Page 755, Register's Office for Davidson County, Tennessee.

We, Rabe C. Clem, Jr. and wife, Mary Elizabeth Clem

have this day bargained and sold, and do hereby transfer and convey unto the said John Hancock and wife, Juanita Hancock

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

Being the easterly 30 feet of Lot No. 70 and the westerly 10 feet of Lot No. 71 on the Map of Bryan's Addition, of record in Book 21, page 63, Register's Office for Davidson County, Tennessee.

Said parts of said lots Nos. 70 and 71 front 40 feet on the northerly side of Truetland Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to Rabe C. Clem, Jr. and wife, Mary Elizabeth Clem by deed from John Hancock and wife, Juanita Hancock, as of record in Book 4892, Page 755, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 6,223.67

Subscribed and sworn to before me, this the 31st day of January, 19 73

Affiant

My commission expires: 11/8/30 (Affix Seal)

Notary Public

This is unimproved (X) improved property, known as 209 Truetland Street, Nashville (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 John Hancock and wife, Juanita Hancock their *(successors), heirs and assigns forever.* 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* John Hancock and wife, Juanita Hancock their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 31st day of January 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Rabe C. Clem Jr.

Mary E. Clem

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mack H. Webb, a Notary Public in and for said County and State, Rabe C. Clem, Jr. and wife, Juanita Clem the within named 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 31st day of January, 19 78

Mack H. Webb
Notary Public

Commission expires 11/8/80

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.....

FEB-9 78	CONV	*6,223.67			
FEB-9 78 S'TAX			B*	16.12	*
FEB-9 78 PR'FEE			B*	.50	
FEB-9 78	W'DEED		B*	4.00	* 20.62

WARRANTY DEED

FROM
Rabe C. Clem, Jr., et ux

TO
John Hancock and wife,
Juanita Hancock

E 49868

IDENTIF. REFERENCE

FEB 9 2 10 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

H. C. WEBB & SON
Insurance & Real Estate
PHONE 242-0713
914 NORTH FIRST ST.
NASHVILLE, TENN. 37207