This instrument was prepared by [redacted], Attorney at Law,
3815 Cleghorn Avenue, Nashville, Tennessee 37215.

WARRANTY DEED

BOOK 5335 PAGE 630

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Flo H. Neil and Joe B. Jennison	Flo H. Neil and Joe B. Jennison	Map 104-8
(NAME)	(NAME)	
1219 16th Avenue, South	1219 16th Avenue, South	Parcel 226
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	22W-16345
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100----------

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

cash in hand paid by the said Grantees, hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Third National Bank In Nashville, as Executor under the Will of Mrs. Carl Eva Holt, deceased, hereinafter called Grantor,

has ~~have~~ *this day bargained and sold, and do/es hereby transfer and convey unto the said* Flo H. Neil and Joe B. Jennison, as tenants in common, with right of survivorship, hereinafter called Grantees, their

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

Land in Davidson County, Tennessee, being part of Lot No. 30 on O. B. Hayes' Plan of Large Lots, as of record in Book 21, page 87, Register's Office for said County, described as follows:

-------Beginning at a point in the westerly margin of 16th Avenue South, formerly Belmont Avenue, as widened 166½ feet southwardly from the northerly line of said Lot No. 30, being the Southeast corner of a strip of land 1½ feet wide conveyed by Georgie M. Eastman and husband, to B. Marvin Corlett and wife, by deed of record in Book 377, page 297, said Register's Office; running thence southwardly with the westerly margin of said 16th Avenue South, 53½ feet to a stake; thence at right angles to said Avenue, westwardly along a line parallel with the northerly line of said Lot No. 30, 154½ feet more or less to an alley, said point being 220 feet southwardly from the margin of said Lot No. 30; thence with the easterly margin of said alley, northwardly 53½ feet to a stake, 166½ feet southwardly from the northerly margin of said Lot No. 30; thence eastwardly along a line parallel with and 166½ feet southwardly from the northerly line of said lot No. 30, 154½ feet, more or less, to the beginning on 16th Avenue South.

-------Being the same property conveyed to Mrs. Carl Eva Holt, Kathryn Miner and Marie Lenderman, Trustees under Trust Agreement dated February 24, 1977, by deed from Mrs. Carl Eva Holt, of record in Book 5122, page 38, Register's Office for said County. Said Trust Agreement having terminated on April 5, 1978, and said property is now vested in Third National Bank In Nashville, as Executor under the Will of Mrs. Carl Eva Holt, deceased, with full power to sell and convey, as set out in Will of Mrs. Carl Eva Holt of record in Will Book 123, page 525, Probate Court Clerk's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 49,500.00

Subscribed and sworn to before me, this the 8th day of September 19 78

Affiant

My commission expires: Sept 1 1980 (Affix Seal)

Notary Public

This is ~~unimproved~~ improved (X) property, known as 1219 16th Avenue, South, 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 Grantees, ~~Grantee~~ *heirs and assigns forever.* It ~~covenant~~ *that* it is *lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered,* except for 1978 Taxes which have been prorated.

It *further covenant* ~~and~~ *binds* itself, its successors ~~and~~ *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 its *hand this* 8th *day of* September, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Third National Bank In Nashville, Executor under Will of Mrs. Carl Eva Holt, deceased

By: Campbell Brown

Campbell Brown, Vice-President and Real Estate Officer

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5335 PAGE 631

Personally appeared before me, ... *a Notary Public in and for said County and State,* .....

.....

.....

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, ... the undersigned ....., *a Notary Public of the State and County aforesaid, personally appeared* Campbell Brown ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* himself *to be* Vice-President and Real Estate Officer *of the* Third National Bank In Nashville ..... *the within named bargainor, a corporation, and that* he *as such* Vice-President and Real Estate Officer, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* himself *as* Vice-President and Real Estate Officer.

Witness my hand and seal, at office in Nashville, Tennessee, *this* 8th *day of* September, *19*78.

Earline Fann *Notary Public*

Commission expires Sept. 1, 1980

EARLINE FANN NOTARY PUBLIC DAVIDSON COUNTY

WARRANTY DEED

FROM
Third National Bank In Nashville, Executor under the Will of Mrs. Carl Eva Holt, deceased

TO

Flo H. Neil and Joe B. Jennison, as tenants in common

E 87642

IDENTIF. REFERENCE

SEP 8 3 15 PM '78

FELIX Z[illegible] REGISTER
DAVIDSON COUNTY, TENN.

SEP-8-78	CONV	49,500.00			
SEP-8-78 S'TAX			B*	128.70	
SEP-8-78 PR'FEE			B*	.50	
SEP-8-78	W'DEED		B*	4.00	* 133.20

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Madison Title Company
Greenhills Office
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