WARRANTY DEED

BOOK 5539 PAGE 284

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lorene Talbert Connell (NAME:)	New Owner (NAME:)	Map 104-1
193 37th Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Parcels 131 & 132
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of One and No/100 ..... *DOLLARS*

cash in hand paid by Lorene Talbert Connell, herein called Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the love and affection I have for the said Lorene Talbert Connell, my daughter, I, E. H. Talbert (Ernest H. Talbert), herein called Grantor,

This instrument prepared by:
Clarence O. Ingram
Attorney at Law
5252 Murfreesboro Road
La Vergne, Tennessee 37086

.....*have bargained and sold, and by these presents do transfer and convey unto the said* Lorene Talbert Connell, her .....*heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

the north part of
Being Lots Nos. 17, 18 and/19 on the Plan of Westdale Subdivision as of record in Book 547, Page 50, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 50 feet on the westerly side of 37th Avenue, North, formerly Pilcher Avenue, and runs back 213 feet on the southerly side line and 224 feet on the northerly side line to an alley, measuring 50 feet on said alley.

Said Lot No. 18 fronts 50 feet on the westerly side of 37th Avenue, North, formerly Pilcher Avenue, and runs back 213 feet on the northerly side line and 202 feet on the southerly side line to an alley, measuring 50 feet on said alley.

north part of
Said/Lot No. 19 fronts 25 feet on the westerly side of 37th Avenue, North, formerly Pilcher Avenue, and runs back 202 feet on the northerly side line and196.5feet on the southerly side line to an alley, measuring 25 feet on said alley.

Being property as conveyed to E. H. (Ernest H.) Talbert and wife, Ruth (Ruth P.) Talbert, by deeds of record in Book 1020, Page 282, and Book 784, Page 119, Register's Office for Davidson County, Tennessee, the said Ruth (Ruth P.) Talbert having since died leaving said above described property vested in the said E. H. (Ernest H.) Talbert as the surviving tenant by the entirety. Also see Book 2926, Page 405, said Register's Office for derivation.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 19,750.00

Subscribed and sworn to before me, this the 12th day of January 19 77

Affiant

My commission expires: May 29, 1977
(Affix Seal)

Notary Public

NOTARY PUBLIC

The above described property is conveyed to the said Lorene Talbert Connell subject to the stipulation that my other daughter, Sara Catherine Vaughn, shall have the right to herself to live thereon and therein until such time as the said Sara Catherine Vaughn shall in writing release her said right to so live on and in said above described property. Such right in the said Sara Catherine Vaughn is a personal one and upon her release of such right as above provided or upon her death such right shall be extinguished and the said above described property shall be free of the stipulation herein provided and imposed.

Ruth Talbert and Ruth P. Talbert, and E. H. Talbert and Ernest H. Talbert, as shown as Grantees in deeds of record in Book 1020, Page 282, and Book 784, Page 119, Register's Office for Davidson County, Tennessee, were and are the same persons. Also as in Book 2926, Page 405, said Register's Office.

This is improved ( ) unimproved (X) property, known as 193 37th Avenue, North, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her *heirs and assigns, forever.*

And I *do covenant with the said* Grantee *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, the Grantor herein *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Grantee, her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 7th *day of* January, *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.*

E H Talbert

E. H. Talbert

BOOK 5539 PAGE 286

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named E. H. Talbert

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of January, 1977.

Maurice D. Ingram, Notary Public.

Commission Expires May 29, 1977.

STATE OF
COUNTY OF

Personally appeared before me, , a Notary Public in and for said County and State, the within named

the 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 , 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

E. H. TALBERT

TO

LORENE TALBERT CONNELL

F 6 6 4 1 1

IDENTIF. REFERENCE

DEC 5 8 15 AM '79

REGISTER
DAVIDSON COUNTY, TENN.

Chicago Title Insurance Company
First American Center — Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5539 PAGE 288

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			13750.00- CO	
			35.62 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	48.12-
9641	A	12/05/79	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 6 4 1 1

IDENTIF. REFERENCE

DEC 5 8 15 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 729399