Map 72-4
Par 216 2d

BOOK 6864 PAGE 31

FIELD BOOK NO.
150Z20465
SEND TAX BILLS:
Robert ELLIS
1409 Oakland Acres Dr.
MADISON, TN. 37115

THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
P.O. BOX 2873
HENDERSONVILLE, TENNESSEE 37077

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, LOUISE A. MCLIN , has this day bargained and sold and by this instrument does transfer and convey unto ROBERT E. ELLIS et. ux. EVELYN R. ELLIS, their heirs and assigns forever, the following described property, to wit:

BEING land in Davidson County, Tennessee

BEING the northwesterly 37.9 feet of Lot No. 3 and the southeasterly 32.1 feet of Lot No. 4 on Block "F" on the Map of Country Club Estates, of record in Book 843, Page 95, Register's Office for said County.

Said parts of said Lots Nos. 3 and 4 adjoin and front together 70 feet on the westerly side of Ardee Avenue, formerly Mildred Avenue, and run back between lines 150 feet, more or less, on the southerly and 150.5 feet, more or less, on the northerly line to a dead line in the rear on which they measure 70 feet.

BEING the same property conveyed to W. W. McLin and wife, Louise A. McLin, by deed from William M. Keys and wife, Jean Loftis Keys, as of record in Book 3797, Page 269, Register's Office for Davidson County, Tennessee.

W. W. McLin is deceased, having died in Davidson County, Tennessee, JULY, 1984, leaving his widow, Louise A. McLin.

Toni Jett executes this deed in the place and stead of Louise A. McMin. Toni Jett having been authorized to do so under the authority of a Durable Power of Attorney of record in Book 6850 at Page 26, in the Register's Office for Davidson County, Tennessee, the same being dated January 30, 1986.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to ROBERT E. ELLIS et. ux. EVELYN R. ELLIS, their heirs, and successors and assigns, forever.

AND LOUISE A. MCLIN covenant with ROBERT E. ELLIS et. ux. EVELYN R. ELLIS that they are lawfully seized and possessed of

said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

LOUISE A. MCLIN further covenant and binds herself, her heirs, successors, and representatives to warrant and defend the title to the said land to ROBERT E. ELLIS et. ux. EVELYN R. ELLIS, their heirs, successors, and assigns against the lawful claims of all persons whatsoever.

IN WITNESS WHEREOF, LOUISE A. MCLIN has hereunto set her hand on this the 20 day of May, 1986.

Louise A. McLin
LOUISE A. McLIN

BY Toni Jett
TONI JETT

STATE OF TENNESSEE
COUNTY OF SUMNER

On this the 20th day of May, 1986, before me personally appeared, Toni Jett, to me known to be the person who executed the foregoing instrument in behalf of Louise A. McLin and acknowledged that she executed the same as the free act and deed of said Louise A. McLin.

Sworn to and subscribed before me at my office in Hendersonville, Tennessee, on the day and date first above written.

Notary Public

MY COMMISSION EXPIRES:
12/11/90

RECEIVED
MAY 21 | 52 PM '86
DAVIDSON COUNTY, TN
REGISTER'S OFFICE

031074

IDENTIFICATION REFERENCE

The actual consideration or value whichever is greater for this transfer is $41,500.00.

Robert E. Ellis
AFFIANT

Sworn to and subscribed before me, this 20 day of May, 1986.

Notary Public

My Commission Expires:
12-11-89

#2965599

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6864 PAGE 33

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

4150.00- CONT.
107.90 COTAX
.50 PRFEE
6.00 MOTAX
CHECK 114.40-
G798A05/21/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0 3 1 0 7

IDENTIFICATION REFERENCE

MAY 21 1 52 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 250562