TENNESSEE TITLE COMPANY

For and in consideration of the sum of FOURTEEN THOUSAND AND NO/100 - - - - - - - - -
- - - - - - - - - - - - - - - - ($14,000.00) - - - - - - - - - - - - - DOLLARS

cash in hand paid by DUDLEY S. BYNUM AND WIFE, HELEN P. BYNUM

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, ~~we~~ J. & G. CO., a Tennessee Corporation, having its principal office and place of business at Nashville, Tennessee,

hereinafter referred to as the GRANTORS has ~~have~~ bargained and sold, and by these presents do~~es~~ transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 84 on the Plan of Hermitage Estates, of record in Book 3300, pages 70 and 71, Register's Office for said County.
Said Lot No. 84 fronts 83.4 feet on the west side of Luree Lane and extends back 144.6 feet on the north line and 143.7 feet on the south line to a dead line in the rear on which it measures 92.1 feet.
Being part of the property conveyed to J. & G. Co., by deed from A. H. Johnson, Trustee, of record in Book 3429, page 58, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements, and set-back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, J. & G. CO., a corporation aforesaid, has caused this instrument to be executed by its duly authorized officers this 26th day of September, 1963.

ATTEST: [signature] J. & G. CO.

Dodson Batson, Secretary By [signature] Joe S. Roberts, President

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Before me, A. M. Tenison, a Notary Public within and for the State and County aforesaid, personally appeared Joe S. Roberts and Dodson Batson with whom I am personally acquainted and who upon ~~oath~~ (their several oaths) acknowledged ~~himself~~ (themselves) to be the President and Secretary respectively of the J. & G. Co. the within named bargainor, a corporation, and that ~~he~~ (they) as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Joe S. Roberts as such President, and attesting the same by the said Dodson Batson as such Secretary.

Witness my hand and official seal at office at Nashville, Tennessee on this the 26th day of September, 1963.

My commission expires Feb. 1, 1965 [signature] Notary Public.

STATE TAX 2.00
PROBATE .50
TOTAL $ 2.50
SEP 30 1963
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

TENNESSEE TITLE COMPANY

88610

Warranty Deed

FROM

J. & G. CO.

To

DUDLEY S. BYNUM AND WIFE,

HELEN P. BYNUM

GUARANTY MORTGAGE COMPANY OF NASHVILLE

STATE OF TENNESSEE }
DAVIDSON COUNTY }
Received for record 30 day of SEP A.D. 1963
at 11:57 o'clock a. M.
Noted in Book 106 Page 639
Recorded in Book Page
Recording Fee $ 2.00
[signature], Register
[signature]

[redacted]

RANCE

Virginia

MARSHALL & BRUCE-NASHVILLE