K 3704

TENNESSEE TITLE COMPANY

For and in consideration of the sum of ----------($10.00)----------

----------Ten and No/100---------- DOLLARS

cash in hand paid by Clois G. Russell and wife, Dorothy D. Russell

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged,

we, Hallmark Construction Company, a Tennessee Corporation

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do 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. 123 on the Plan of CANDLESTICK FARMS, SECTION ONE, of record in Book 3300, page 56, Register's Office for said County, described as follows:

BEGINNING on the easterly margin of Edmondson Pike at the corner of Lots No. 123 and 124; thence with the margin of said Pike, northerly 100 feet to a monument; thence around a curve, northeasterly 39.3 feet to a monument in the southerly margin of Greentree Drive; thence with the margin of same in an easterly direction around a curve 130 feet to the corner of Lots No. 122 and 123; thence southwesterly along the line of these lots, 105.7 feet to the corner of Lots No. 123 and 124; thence westerly along the line of these lots, 83.3 feet to the point of beginning. This property is improved and known as 5101 Greentree Drive, Nashville, Tenn. Send tax statements to First Federal Savings, Union at 4th Ave., No., Nashville, Tennessee, 37219.

Being part of the property conveyed to HALLMARK CONSTRUCTION COMPANY, a Tennessee Corporation, by deed from B. F. Hill, Sr., and wife, of record in Book 3339, page 479, said Register's Office.

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.

Witness our hands this 17th day of March, 19 64

HALLMARK CONSTRUCTION COMPANY

By: Charles L. Morris

Charles L. Morris, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, ----------, a Notary Public within and for the State and County aforesaid, personally appeared Charles L. Morris with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Hallmark Construction Company, the within named bargainor, a corporation, and that (he) as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Charles L. Morris

President

STATE TAX $ 23.03
RECORDING FEE .50
TOTAL $ 23.53

APR 1 0 1964

COUNTY COURT CLERK

Witness my hand and official seal at office at Nashville, Tennessee on this the 17th day of March, 1964

My commission expires APR 1 2 1965

Notary Public.

TENNESSEE TITLE COMPANY

Warranty Deed

19882 BOOK

HALLMARK CONSTRUCTION COMPANY, A Tennessee Corporation

TO

CLOIS G. RUSSELL AND WIFE, DOROTHY D. RUSSELL

15,350.00

PLEASE MAIL TO - Mr. Clois D. Russell, 5148 Edmondson Pike, Rt. #4, Nashville, Tenn.

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 18 day of MAR A.D. 1964 at 2:38 o'clock P M.
Noted in Book 108 Page 364
Recorded in Book ____ Page ____
Recording Fee $ 2.00

Register, Deputy

PG 259