# WARRANTY DEED

BOOK 3797 PAGE 200

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| (NAME: | (NAME: | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* Ten and No/100- - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - ($10.00)- - - - - - - - - - - - - - - - - *DOLLARS* cash in hand paid by James B. Hillard and wife, Vera K. Hillard, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Stanley Eugene Bess and wife, Ruby Jean Bess, and W. Roy Morgan and wife, Mildred M. Morgan,

*have bargained and sold, and by these presents do transfer and convey unto the said* James B. Hillard and wife, Vera K. Hillard, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being the northerly 7 feet of Lot No. 595 and the southerly 36 feet of Lot No. 597 in North Nashville Real Estate Company's Plan of Lots, as of record in book 21, page 105, Register's Office for said County.
Said parts of Lots Nos. 595 and 597 front together 43 feet on the easterly side of 9th Avenue North, formerly Buena Vista Street, and run back between parallel lines 168.5 feet to an alley.
A one-third undivided interest in said property was conveyed to Stanley Eugene Bess and wife, Ruby Jean Bess, by deed from W. Roy Morgan and wife, dated November 8, 1961, filed November 8, 1961, and recorded in book 3309, page 349, said Register's Office, and the remainder of said property was conveyed to W. Roy Morgan and wife, Mildred M. Morgan, by deed from Louis Hackney and wife, dated March 27, 1953, filed April 13, 1953, and recorded in book 2142, page 1, said Register's Office.

unimproved ( )
This is improved ( ) property, known as ..... (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* James B. Hillard and wife, Vera K. Hillard, their *heirs and assigns, forever.*

*And* we *do covenant with the said* James B. Hillard and wife, Vera K. Hillard *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,* except for taxes for the year 1964 which are prorated and assumed by grantees.

*And* we, Stanley Eugene Bess and wife, Ruby Jean Bess, and W. Roy Morgan and wife, Mildred M. Morgan *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* James B. Hillard and wife, Vera K. Hillard, their *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* our hands *this* 16th *day of* July, *19*64, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Stanley Eugene Bess
Ruby Jean Bess
W. Roy Morgan
Mildred M. Morgan

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible], a Notary Public in and for said County and State, Stanley Eugene Bess and wife, Ruby Jean Bess, and W. Roy Morgan and wife, Mildred M. Morgan

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

Witness my hand and official seal at Naphville Tennessee, this 29th day of July 1964.

[illegible] Notary Public

My Commission expires July 22 1967

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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.....

STATE TAX $ 11.93
PROBATE 50
TOTAL $ 12.43

AUG 4 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID AUG 4 1964

CT

WARRANTY DEED

FROM
W. Roy Morgan, et ux.
Stanley Eugene Bess, et ux.

TO
James B. Hillard, et ux.

44523

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 4 9 07 AM '64

NOTE: BOOK 109 PAGE 631
RECORDING FEE $ 2.00
DEP. REG. M

Compliments of
Guaranty Title Company

G-111580
37,930.00