A

WARRANTY DEED

BOOK 3825 PAGE 585

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roberta Ann Tharp (NAME)	Roberta Ann Tharp (NAME)	11D-32435
697 McCarley Avenue (STREET ADDRESS OR ROUTE NUMBER)	697 McCarley Avenue (STREET ADDRESS)	11D-32555
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	Madison, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of One Thousand Five Hundred and No/100 ---------- ($1,500.00) ---------- *DOLLARS*

cash in hand paid by Roberta Ann Tharp, the receipt of which is hereby acknowledged,

We, A. A. Colebrook and wife, Georgia A. Colebrook

have bargained and sold, and by these presents do transfer and convey unto the said Roberta Ann Tharp, her

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being the westerly part of lots Nos. 6 and 13 on the Plan of Nawakwa Hills Annex, Section No. 2, a subdivision of part of the L. J. Gee Estate, not of record, described according to survey made by Steve Draper, Surveyor, May 11, 1964, as follows:
Beginning on the northerly margin of Nawakwa Trail, north 67° east 811.5 feet from the easterly margin of Neeley's Bend Road, said point also being the southeast corner of the property conveyed to C. L. Ratleph and wife by deed from Ben Walter Batey, of record in book 1907, page 376, Register's Office for said County; thence north 23° 10' west 300 feet; thence north 67° east 76.6 feet; thence south 23° 10' east 300 feet to the northerly margin of Nawakwa Trail; thence with the same, south 67° west 75 feet to the beginning.
Being part of the real property conveyed to A. A. Colebrook and wife, Georgia A. Colebrook, by deed from Willard I. Woodlief and wife, of record in book 3574, page 193, Register's Office for said County.

This conveyance is made subject to restrictive covenants contained in an instrument of record in book 1429, page 326, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Nawakwa Trail (House Number) (Street) Madison, Tennessee 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 Roberta Ann Tharp, her *heirs and assigns, forever.*

And we *do covenant with the said* Roberta Ann Tharp *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 to be paid by grantors.

And we, A. A. Colebrook and wife, Georgia A. Colebrook *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Roberta Ann Tharp, her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 2nd *day of* October, 1964, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

A. A. Colebrook

Georgia A Colebrook

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R. R. Lawrence, a Notary Public in and for said County and State, the within named A. A. Colebrook and wife, Georgia A. Colebrook

the bargainor s, 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 Nashville, Tennessee, this 2nd day of October, 1964.

R. R. Lawrence, Notary Public.

My Commission Expires AUG. 3, 1968

Commission Expires.....

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

A. A. Colebrook, et ux

TO

Roberta Ann Tharp

5579 4

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 26 10 02 AM '64

NOTED, HOOK 1110 PAGE 293

RECORDING FEE $ 2.25

DEP. REG. ____

STATE TAX $ 2.25
PROBATE .50
TOTAL $ 2.75

OCT 26 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID OCT 26 1964
CT

Compliments of

Guaranty Title Company

A Division of

Title Insurance Company

erican Trust Building

7. Cor. Third & Union

HVILLE, TENNESSEE



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