WARRANTY DEED

BOOK 3840 PAGE 807

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. James Henry Kilgore, Jr. (NAME:)	James Henry Kilgore, Jr. (NAME:)	Oak Hill Parcel No. 10170
873 Robertson Academy Road (STREET ADDRESS OR ROUTE NUMBER)	873 Robertson Academy Road (STREET ADDRESS)	Map 132-14
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 51

For and in Consideration of the sum of Ten and no/100 ----------($10.00) ---------- ---------- *DOLLARS*

cash in hand paid by James Henry Kilgore, Jr. and wife, Ruth Fay Wright Kilgore, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said James Henry Kilgore, Jr. and wife have assumed and agree to pay the unpaid balance of $13,271.97 of an original indebtedness of $17,600.00 secured by deed of trust of record in book 2459, page 327, Register's Office for Davidson County, Tennessee,

We, Charles A. Terrell and wife, Martha I. Terrell,

have bargained and sold, and by these presents do transfer and convey unto the said James Henry Kilgore, Jr. and wife, Ruth Fay Wright Kilgore, their

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

Being Lot No. 49 on the Plan of Oak Hill Valley Subdivision, of record in book 1835, pages 15-16, Register's Office for said County.
Said lot No. 49 fronts 129 feet on the southerly side of Robertson Academy Road and runs back between lines measuring 350.93 feet on the westerly line and 370.64 feet on the easterly line to a dead line in the rear on which it measures 132 feet.
Being the same real property conveyed to Charles A. Terrell and wife, Martha I. Terrell, by deed from Frank J. Whitehead, Jr. and wife, of record in book 2451, page 213, said Register's Office.

This conveyance is made subject to 10-foot easement for public utility purposes along rear line of premises, 75-foot building setback line from Robertson Academy Road, and conditions of owners certificate, as shown on plan of record in book 1835, pages 15 and 16, Register's Office for Davidson County, Tennessee; restrictive covenants contained in an instrument of record in book 1788, page 186; restrictive covenants contained in an instrument of record in book 1809, page 539; and restrictive covenant contained in deed of record in book 1874, page 417, said Register's Office.

unimproved ( )
This is improved (X) property, known as 873 Robertson Academy Road, Nashville, Tennessee
(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 Henry Kilgore, ~~Jr. and wife, Ruth Fay Wright Kilgore,~~ *their heirs and assigns, forever.*

And we *do covenant with the said* James Henry Kilgore, Jr. and wife, Ruth Fay Wright Kilgore *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 taxes for 1964 which are to be prorated.

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* James Henry Kilgore, Jr. and wife, Ruth Fay Wright Kilgore, *their heirs and assigns against the lawful claims of all persons whomsoever. Witness* our hands *this* 10th *day of* December, *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.*

X Charles H. Tisdell

X Martha L. Tisdell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Henry B. Clark, a Notary Public in and for said County and State, the within named Charles A. Terrell and wife, Martha I. Terrell,

the 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 Nashville, Tennessee, this 9th day of December, 1964.

Henry B. Clark, Notary Public.

Commission Expires 2/6/67.

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.....

STATE TAX $ 36.75
PROBATE .50
TOTAL $ 37.25

DEC 11 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID DEC 11 1964

CT

NASHVILLE BANK & TRUST
OFFICE OF
THIRD NATIONAL BANK

WARRANTY DEED

FROM

Charles A. Terrell et ux.

TO

James Henry Kilgore, Jr. et ux.

61752

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 11 12 07 PM '64

NOTE [illegible] 110 PAGE 564
RECORDING FEE 2.00
DEP. REC. M.

Compliments of
Guaranty Title Company
A Division of

