DODSON BATSON, ATTORNEY

WARRANTY DEED **ATTORNEYS TITLE COMPANY**

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. James M.Tygret (NAME:)	Murphree Mortgage Company (NAME:)	
Rose Park Drive (STREET ADDRESS OR ROUTE NUMBER)	226-3rd Avenue North (STREET ADDRESS)	MAP 84-5
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	PAR. 52

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

Ten Dollars and no/100----------DOLLARS paid to us in cash, and other good and valuable considerations, receipt of which is hereby acknowledged

WE, CARL BATSON AND WIFE, BETTYE BATSON

have bargained and sold, and by these presents do transfer and convey unto the said James M.Tygret and wife, Grace A.Tygret

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. 27 on the Plan of Rose Estates, as of record in Book 3600,page 37, Register's Office for said County, as follows:

Said Lot No. 27 fronts 64 feet on the southeasterly side of Rose Park Drive and runs back 182 feet on the northeasterly line and 177.48 feet on the southwesterly line to a broken line in the rear on which it measures 116.18 feet.

Being part of the same property conveyed to Carl Batson by deed from Clarence R.Barrick and wife, of record in Book 3499,page 226, said Register's Office.

This is { unimproved / improved (X) } property, known as 819 Rose Park Drive (House Number) (Street) P. O. Address: Nashville (City or Town) (Postal Zone)

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 M.Tygret and wife, Grace A.Tygret their heirs and assigns, forever.

And we do covenant with the said James M.Tygret and wife, Grace A.Tygret 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.

And we, Carl Batson and wife, Bettye Batson 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 M.Tygret and wife, Grace A.Tygret, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 18th day of December, 1964.

Carl Batson

Bettye Batson

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Ellouise Bailey, a Notary Public in and for said County and State, the within named Carl Batson and wife, Bettye Batson

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 18th day of December, 1964.

Ellouise Bailey, Notary Public

Commission Expires 1/25/66

NOTARY PUBLIC DAVIDSON COUNTY TENN.

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
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

BOOK 3845 PAGE 706

STATE TAX $ 1883
PROBATE 50
TOTAL $ 1933

DEC 23 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID DEC 23 1964

63182

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 23 3 55 PM '64

NOTED: BOOK 110 PAGE 629
RECORDING FEE $ 2.00
DEP. REG.

Attorneys TITLE COMPANY, INC.

($12,550.00)

WARRANTY DEED

FROM
CARL BATSON, ET UX

TO
JAMES M. TYGRET, ET UX

(MURPHREE MORTGAGE COMPANY)