WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James L. Roberts and wife, Irene Roberts	James L. & Irene Roberts	Map 168
(NAME:)	(NAME:)	
Hester Beasley Road	Hester Beasley Road	P/c Par. 121
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tennessee	Nashville Tennessee	9D 16690
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	M.C

For and in consideration of the sum of - - - - Six Hundred and No/100 - - - - - - - - - - ($600.00) - DOLLARS this day paid by James L. Roberts and wife, Irene Roberts, to the grantors, James S. Austin and wife, Dixie Pauline Austin, and Eva Alma Austin, the receipt of which is hereby acknowledged, the said grantors, James S. Austin and wife, Dixie Pauline Austin, and Eva Alma Austin,

have bargained and sold, and by these presents do transfer and convey unto the said James L. Roberts and wife, Irene Roberts,

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

Land in the 9th Civil District beginning at an iron pin in the southerly margin of Hester Beasley Road at the northeast corner of a tract of land conveyed to James S. Austin by deed from H. H. Austin as of record in book 1238, page 110 in the Register's Office for Davidson County, Tennessee; thence with the east line of the above tract south 15 degrees east 222.75 feet to an iron pin; thence south 41 degrees east 69.25 feet to an iron pin; thence south 74 degrees 25 minutes west 349.3 feet to an iron pin; thence south 77 degrees west 75 feet to an iron pin; thence south 65 degrees west 278.7 feet to an iron pin; thence north 26 degrees 40 minutes east 149.25 feet to a spike in the center line of Hester Beasley Road; thence with the center line and the north edge of said road north 61 degrees east 720 feet to the point of beginning and containing 3 1/4 acres, more or less.

Being the northeasterly part of the same property conveyed to James S. Austin by deed from H. H. Austin as of record in book 1238, page 110, R. O. D. C., Tenn., the said H. H. Austin and wife, Alma Austin, having in said deed to James S. Austin retained their homestead and right of occupancy during their natural lives.

unimproved ( )
This is improved ( ) property, known as _____ (House Number) (Street) P. O. Address: (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 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. Wherever 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 3rd day of March, 1965

James S. Austin

Dixie Pauline Austin

Eva Alma Austin

Eva Alma Austin

Certificate of Authority Filed 3rd March 1965
Division of Motor Vehicles
Registration Unit-1966

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named James S. Austin and wife, Dixie Pauline Austin, and Eva Alma Austin

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 _____, Tennessee, this 3 day of March 1965

Commission expires Feb 16-1966 [illegible]
Notary Public

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

WARRANTY DEED

FROM
James S. Austin and wife,
Dixie Pauline Austin, and
Eva Alma Austin

TO
James L. Roberts and wife,

Irene Roberts

72199

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 11 11 32 AM '65
NOTED BOOK 111 PAGE 189
RECORDING FEE $ 2.00
DEP. REG. M

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE TAX $ .90
PROBATE .50
TOTAL $ 1.40
MAR 11 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID MAR 11 1965
by