WARRANTY DEED

BOOK 3875 PAGE 67

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hal N. Pennington (NAME)	[illegible] (NAME)	MAP 147-6
Darlington Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union St. (STREET ADDRESS)	PAR 154
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	[illegible] (CITY) (ZONE) (STATE)	CO 77291 Em

For and in Consideration of the sum of Ten and no/100----------

----------($10.00)----------*DOLLARS*

cash in hand paid by Hal N. Pennington and wife, Peggy S. Pennington and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and Hal N. Pennington and wife, Peggy S. Pennington have assumed and agreed to pay the unpaid balance of a note in the original amount of $19,000.00, said note being secured by a deed of trust of record in book 3479, page 115, Register's Office for Davidson County, Tennessee, and said note and deed of trust securing same have been assigned to Connecticut Savings Bank of New Haven by instrument of record in book 3479, page 576, said Register's Office,

Robert Theodore Joyce and wife, Edna Mae Joyce

have bargained and sold, and by these presents do transfer and convey unto the said Hal N. Pennington and wife, Peggy S. Pennington, 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. 238 on the Plan of Caldwell Country Estates, Section IV, of record in book 2854, page 101, Register's Office for said County.

Said lot No. 238 fronts 90 feet on the west side of Darlington Drive and extends back 196.52 feet on the north line and 191 feet on the south line to a dead line in the rear on which it measures 67.8 feet.

Being the same real property conveyed to Robert Theodore Joyce and wife, Edna Mae Joyce by deed from Ralph E. Pigott and wife, of record in book 3435, page 35, said Register's Office.

This conveyance is made subject to a ten-foot easement for public utility purposes along rear line of premises, easement for sewer and drain across front part of premises, 40-foot building setback line from Darlington Drive and conditions of owners certificate, as shown on plan of record in book 2854, page 101, said Register's Office, and to restrictive covenants contained in instruments of record in book 1788, page 108, and book 3075, page 32, said Register's Office.

unimproved ( )
This is improved ( ) property, known as Darlington Drive, 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 Hal N. Pennington and wife, Peggy S. Pennington, their *heirs and assigns, forever.*

And we *do covenant with the said* Hal N. Pennington and wife, Peggy S. Pennington *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 a deed of trust of record in book 3470, page 115, said Register's Office.

And we, Robert Theodore Joyce and wife, Edna Mae Joyce

do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Hal N. Pennington and wife, Peggy S. Pennington, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 22nd *day of* March, 1965, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

DOCUMENTARY INTERNAL REVENUE 10 CENTS

Robert Theodore Joyce

Edna Mae Joyce

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Richard D. Sweeney, *a Notary Public in and for said County and State, the within named* Edna Mae Joyce, one of

*the bargainor*s, *with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 31st *day of* March, *19* 65.

Notary Public.

Commission Expires [illegible].

RECORDER'S MEMO: ... Writing, Typing or Printing ... Unsatisfactory ...

STATE OF NEW YORK
COUNTY OF NEW YORK

Personally appeared before me, [illegible], *a Notary Public in and for said County and State, the within named* Robert Theodore Joyce, one of

*the bargainor*s, *with whom I am personally acquainted, and who acknowledged that* he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at New York, New York, *this* 22nd *day of* June, *19* 65.

DOROTHY F. BOCKELEY
Notary Public, State of New York
No. 30-5375550
Qualified in New York County
Cert. filed in New York County
Commission Expires March 30, 1966

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 ....

American Nat'l Ecc.

WARRANTY DEED

FROM

Robert Theodore Joyce, et ux

TO

Hal N. Pennington, et ux

STATE TAX $ 2892
PROBATE .50
TOTAL $ 2942

MAR 30 1965

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

PAID MAR 30 1965
wfe

7 4 5 3 8

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 30 1 34 PM

RECORD 111 225

DEP. REG.

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Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

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