BOOK 3885 PAGE 463

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
T. T. McCarley (NAME:)	T. T. McCarley (NAME:)	Belle Meade
1216 Belle Meade Blvd. (STREET ADDRESS OR ROUTE NUMBER)	1216 Belle Meade Blvd. (STREET ADDRESS)	No. 4565
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Map 130-13 Par. 31

For and in Consideration of the sum of TEN AND NO/100 ($10.00)----------

----------*DOLLARS*

cash in hand paid and other good and valuable considerations to us paid by THEODORE T. McCARLEY and wife, SUSAN M. McCARLEY, the receipt of which is hereby acknowledged,

We, CHARLES JOSEPH SANDERS, JR. and wife, MARTHA CLEMMONS SANDERS, ... *have bargained and sold, and by these presents do transfer and convey unto the said* THEODORE T. McCARLEY and wife, SUSAN M. McCARLEY, 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. 6 on the Revised Plan of B. E. Woodard's Warner Park Subdivision as of record in Book 1130, Page 87, Register's Office for said County.

Said Lot No. 6 fronts 180 feet on the easterly side of Belle Meade Boulevard and extends back 352 feet on the northerly line and 400.8 feet on the southerly line, to a dead line, measuring 130 feet thereon.

Being the same real property conveyed to Charles Joseph Sanders, Jr. and wife, Martha Clemmons Sanders, by deed from B. E. Woodard, Trustee, dated January 3, 1950, filed January 5, 1950, and recorded in Book 1784, Page 22, said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 1358, Page 149 and Book 1357, Page 600, as modified by an instrument of record in Book 1643, Page 633, Register's Office for Davidson County, Tennessee; easement for public utilities and 100 foot minimum building setback line as shown on Plan of record in Book 1130, Page 87, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1216 Belle Meade Blvd., 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 THEODORE T. McCARLEY and wife, SUSAN M. McCARLEY, their *heirs and assigns, forever.*

And we *do covenant with the said* THEODORE T. McCARLEY and wife, SUSAN M. McCARLEY *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 by restrictive covenants, easement and minimum building setback line as hereinabove set forth, subject to which this conveyance is executed, and taxes for the year 1965 which have been prorated and assumed by the Grantees.

And we, CHARLES JOSEPH SANDERS, JR. and wife, MARTHA CLEMMONS SANDERS, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* THEODORE T. McCARLEY and wife, SUSAN M. McCARLEY, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 26th *day of* April, *19*65, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles Joseph Sanders, Jr.

Charles Joseph Sanders, Jr.

Martha Clemmons Sanders

Martha Clemmons Sanders

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, W. B. Doubleday, Jr., a Notary Public in and for said County and State, the within named Charles Joseph Sanders, Jr. and wife, Martha Clemmons Sanders,

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 26th day of April, 1965.

W. B. Doubleday, Jr. Notary Public.

Commission Expires Oct 30, 1965.

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.....

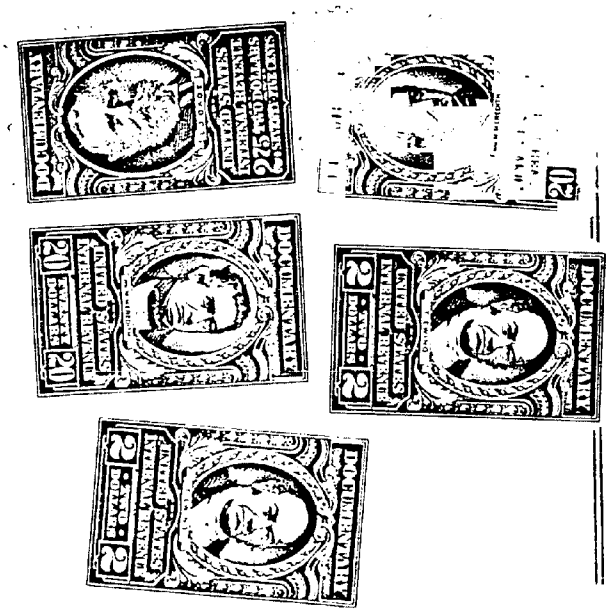
WARRANTY DEED

FROM

Charles Joseph Sanders, Jr. et ux

TO

Theodore T. McCarley et ux



Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

200

78505

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 29 2 09 PM '65

R... BOOK 3885 PAGE 477

R... FEE $2.00

DEP... REG. ____

STATE TAX $ 63.75
PROBATE .50
TOTAL $ 64.25

APR 29 1965

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

PAID ... 1965

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