WARRANTY DEED ATTORNEYS TITLE COMPANY

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| J. B. Michael & Company, Inc. (NAME) | Same (NAME) | 12D 17390, Map 60-14, Par. 13; |
| P. O. Box 17007 (STREET ADDRESS OR ROUTE NUMBER) | Same (STREET ADDRESS) | 12D 17240, Map 71-2, Par. 3; |
| Memphis, Tennessee, 38117 (CITY) (P. O. ZONE) (STATE) | Same (CITY) (ZONE) (STATE) | 12D 17170, Map 71-2, Par. 85 |

For and in Consideration of the sum of - - ONE and 00/100 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - DOLLARS and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, James E. Witty and wife, Willie P. Witty, have bargained and sold, and by these presents do transfer and convey unto J. B. Michael & Company, Inc., its successors and assigns, three certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to wit:

TRACT NO. 1:

Land in the 12th Civil District of Davidson County, Tennessee, described as follows:

Beginning in the center of the Brick Church Pike at a stone opposite the end of a stone fence; thence with said stone fence south 64° west 50.6 poles to a stone; thence north 86-1/4° west 40 poles to the end of the stone fence; thence south 3-3/4° west 6-1/2 poles to a stone; thence south 24-1/4° east 48 poles to a stone; thence north 70-1/2° east 10-1/4 poles to a stone; thence south 15 poles to a stone; thence south 88° east 9 poles to a stone; thence north 3-1/4° east 32.3 poles to a stone, E. C. Scruggs, formerly Satterwhite's northwest corner; thence with his northerly line north 64° east 70.6 poles to the center of said pike; thence with center of said Pike north 36° west 24 poles to the beginning, containing 19 acres, more or less.

Being the same real property conveyed to J. E. Witty, by deed from Estelle Williams Rader and Clyde Williams, unmarried, by deed dated March 9, 1965, filed March 11, 1965, and recorded in Book 3869, page 90, Register's Office for Davidson County, Tennessee.

This is improved property, known as 2708 Brick Church Pike, Nashville, Tennessee.

TRACT NO. 2:

Land in the 12th Civil District of Davidson County, Tennessee, described as follows:

Beginning at a point in the center of the Brick Church Pike at R. G. Powell's northeast corner; thence South 76-3/4° West 1,414 feet to R. G. Powell's northwest corner; thence North 24-3/4° West 224 feet to Herbert Cantrell's southwest corner; thence North 76-1/2° East 1,447 feet to Herbert Cantrell's southeast corner in the middle of the Brick Church Pike; thence South 17-1/2° East 208.6 feet to the beginning and containing 7.10 acres, more or less.

Being the same real property conveyed to James E. Witty by deed from Susie Wilkes, dated February 25, 1965, filed March 4, 1965, and recorded in Book 3866, page 617, Register's Office for Davidson County, Tennessee.

This is improved property, known as 2436 Brick Church Pike, Nashville, Tennessee, 37207.

TRACT NO. 3:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Scruggs Avondale Subdivision, as of record in Book 57, page 125 Register's Office for said County.

SAID Lot No. 9 fronts 50 feet on the westerly side of Brick Church Pike and runs back between parallel lines 140 feet to an alley.

Being the same real property conveyed to James E. Witty by Clarence William Dillehay and wife, Neoma Dillehay, by deed dated October 13, 1964, filed October 20, 1964, and recorded in Book 3823, page 814, Register's Office for Davidson County, Tennessee. This is improved property known as 2414 Brick Church Pike, Nashville, Tennessee.

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 J. B. Michael & Company, Inc., its successors ~~heirs~~ and assigns, forever.

And we do covenant with the said grantee 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 do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said grantee, its heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 26 day of May, 1965

James E. Witty

Willie P. Witty

**STATE OF TENNESSEE**
**Davidson County.**

Personally appeared before me, James J. La Penna, a Notary Public in and for said County and State, the within named James E. Witty and wife, Willie P. Witty,

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 Nashville, Tennessee, this 26 day of May, 1965

James J. La Penna, Notary Public

Commission Expires August 14, 1966

**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

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STATE TAX $ 1.40
PROBATE .50
TOTAL $ 1.90
MAY 26 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID MAY 26 1965

# WARRANTY DEED

FROM

JAMES E. WITTY, et ux

TO

J. B. MICHAEL & COMPANY, INC.

82120

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 26 11 26 AM '65
NOTED: BOOK 3894 PAGE 691
RECORDING FEE $ 2.00
DEP. REG.

Attorneys
TITLE COMPANY, INC.
NASHVILLE, TENN.

Fred Elledge, Jr.
Attorney at Law
513 Stahlman Building
Nashville, Tennessee 37201
Phone: 254-1009