# WARRANTY DEED

BOOK 3894 PAGE 732

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Raymond W. Anderson | Raymond W. Anderson | 11D-77011 |
| (NAME:) | (NAME:) | |
| 904 Apex Avenue | 904 Apex Avenue | Map 112-13 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | Nashville, Tennessee | Par. 28 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* Ten and No/100 ---------- ($10.00) ----------*DOLLARS*

cash in hand paid by Raymond W. Anderson and wife, E. Corinne Anderson, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Leonard Davidson and wife, Olga W. Davidson,

*have bargained and sold, and by these presents do transfer and convey unto the said* Raymond W. Anderson and wife, E. Corinne Anderson, 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 11th Civil District of said County and State, being lot No. 41 on the Plan of Hedgewood Hills, Section 1, of record in book 2900, page 135, Register's Office for said County.
Said lot No. 41 fronts 35.49 feet on the northerly side of Vanoke Drive and extends back 336 feet on the easterly line and 369 feet on the westerly line to a dead line, measuring 281.16 feet thereon.
Being the same real property conveyed to Leonard Davidson and wife, Olga W. Davidson, by deed from Raymond H. Darrow, Trustee, of record in book 3871, page 273, said Register's Office.

This conveyance is made subject to 10-foot easement for public utility purposes along rear line of premises, 7.5 foot drainage easement along westerly line, 40-foot building setback line from Vanoke Drive and conditions of owners certificate, as shown on plan of record in book 2900, page 135, Register's Office for Davidson County, Tennessee, and to restrictive covenants contained in an instrument of record in book 3180, page 51, Register's Office for said County.

unimproved (X)
This is improved ( ) property, known as ..... (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* Raymond W. Anderson and wife, E. Corinne Anderson, their *heirs and assigns, forever.*

*And* we *do covenant with the said* Raymond W. Anderson and wife, E. Corinne Anderson *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 taxes for the year 1965 which are prorated and assumed by grantees.

*And* we, Leonard Davidson and wife, Olga W. Davidson, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Raymond W. Anderson and wife, E. Corinne Anderson, their *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* our *hands this* 19th *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.*

Leonard Davidson

Olga W. Davidson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Billy H Howell, a Notary Public in and for said County and State, Leonard Davidson and wife, Olga W. Davidson,

the within named 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 19th day of April, 19 65.

Billy H Howell, Notary Public

Commission expires Nov. 16, 1968

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ....., a Notary Public of the State and County afor... with whom ..... the within ... being autho... ed, by signing the name of the corporat...

Witness my hand and seal, at office in ....., this ..... day of ....., 19.....

.....Notary Public

Commission expires.....

**WARRANTY DEED**

FROM

Leonard Davidson, et ux

TO

Raymond W. Anderson, et ux

82137

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 26 12 28 PM '65

NOTE BOOK 111 PAGE 642

RECORDING FEE $ 2.00

DEP. REG. M

Compliments of

**Guaranty Title Company**

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

STATE TAX $ 3.98

PROBATE $ 4.50

TOTAL

MAY 26 1965

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

PAID MAY 26 1965

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