ADDRESS NEW OWNER:

Third National Bank
in Nashville
Nashville, Tennessee

SEND TAX BILLS TO:

Third National Bank
in Nashville
Nashville, Tennessee

MAP-PARCEL NO.

6D 152 5C

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of $10.00 and other valuable consideration, receipt of which is hereby acknowledged, we, J. O. BASS and W. R. HENDRIX, as tenants in common, have bargained and sold and by these presents do transfer and convey unto Third National Bank in Nashville, its successors and assigns, a certain tract or parcel of land, and easement rights, located in Davidson County, State of Tennessee, described as follows, to-wit:

Being part of lot No. 3 on the Plan of a Subdivision of J. A. Patterson's Land, as of record in book 421, page 8, Register's Office for said County, described according to a survey made by J. L. Murphy, Jr. & Co., Surveyors, June 20, 1964, as follows:
Beginning on the westerly margin of the Nolensville Road, as widened, at an iron pin at the southeast corner of the property conveyed to Phillips Petroleum Company by deed from Herbert F. Wallace and wife, of record in book 3616, page 65, said Register's Office; thence with the southerly line of said Petroleum Company's property and with the southerly line of the Wallace property south 75° 56' west 400.36 feet to an iron pin; thence south 16° 30' east 236.11 feet to an iron pin in the northerly line of the Kimbro property; thence with said line north 78° 56' east 401.80 feet to an iron pin on the westerly margin of said Nolensville Road; thence with same north 16° 30' west 257.15 feet to the beginning, containing 2.265 acres, more or less.
Being the same property conveyed to J. O. Bass and W. R. Hendrix, as tenants in common, by deed of Coleman Realty Co., dated July 1, 1964, of record in Book 3785, page 465, Register's Office of Davidson County, Tennessee.

There is also conveyed to Grantee, its successors and assigns, all of Grantors' right, title and interest in and to the following described easements or rights-of-way:

1. An easement for ingress and egress from the southwest corner of the above described property to the northerly right-of-way line of Harding Place, as more particularly described in that certain agreement dated April 5, 1965 between Nolensville Plaza,

Inc., et al, and J. O. Bass and W. R. Hendrix, of record in Book 3897, page 771, Register's Office of Davidson County, Tennessee.

2. An easement for ingress and egress over and through a portion of the Kimbro property which adjoins the southern boundary of the above described property, which easement begins at a point in said southern boundary 210 feet southwesterly from the present right-of-way line of Nolensville Road and is 30 feet wide, as more particularly described in that certain agreement dated April 5, 1965 between Nolensville Plaza, Inc., et al, and J. O. Bass and W. R. Hendrix, of record in Book 3897, page 782, Register's Office of Davidson County, Tennessee.

The within described property is improved and is known as _____ Nolensville Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, including all of Grantors' interest in the within described easements or rights-of-way, to the said Third National Bank in Nashville, its successors and assigns, forever.

And Grantors do covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except lien of 1965 taxes which have been prorated and are assumed by the Grantee; and tree-trim easement to Southern Bell Telephone and Telegraph Company, of record in Book 1065, page 230, Register's Office of Davidson County, Tennessee, and lien retained in deed from Coleman Realty Co. to J. O. Bass, et al, dated July 1, 1964, of record in Book 3785, page 464, RODC, Tennessee, which is hereby assumed by Grantee as a part of the purchase price.

And Grantors do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons.

WITNESS our hands this 4 day of June, 1965.

J. O. Bass

W. R. Hendrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Mary Lou Lyle, a Notary Public in and for said State and County, the within named J. O. Bass and W. R. Hendrix, 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 4th day of June, 1965.

Mary Lou Lyle
Notary Public

My commission expires:
6-12-1965

STATE TAX $ 337.50
PROBATE .50
TOTAL $ 338.00

JUN 9 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUN 9 - 1965



BOOK 3819 PAGE 979

J. O. Pace et al
To Deed
Third Nat. Bk.

RETURN TO THIRD NATIONAL BANK IN NASHVILLE
170 4th Avenue North
Nashville, Tennessee

84093

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUN 9 11 21 AM '65

RECORDING FEE $ 2.25

DEP. REG.