BOOK 3909 PAGE 505

This Instrument was prepared by
Jno. B. Cobb, Jr., Attorney at Law
Stahlman Building, Nashville, Tenn.

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James M. Eaton (NAME)	James M. Eaton (NAME)	Map 73-15
1621 Lethia Drive (STREET ADDRESS OR ROUTE NUMBER)	1621 Lethia Drive (STREET ADDRESS)	Pars. 191-192
Nashville (CITY) Tennessee (P. O. ZONE) (STATE)	Nashville (CITY) Tennessee (ZONE) (STATE)	15D53000
		15D53005

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, the receipt of which is hereby acknowledged,

Elm Hill Homes, Inc.

---------- **have bargained and sold, and by these presents do transfer and convey unto the said** James M. Eaton and wife, Donna M. Eaton

their **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

Land in Davidson County, Tennessee, being Lots Nos. 113 and 114 on the Plan of Henderson Gardens, Section II, as of record in Book 2900, page 101, Register's Office for said County.

Said Lot No. 113 fronts 93.0 feet on the easterly side of Lethia Drive and extends back 195.0 feet on the northerly line and 184.5 feet on the southerly line to a dead line in the rear, measuring 37.0 feet thereon.

Said Lot No. 113 fronts 96.74 feet on the easterly side of Lethia Drive and extends back 184.5 feet on the northerly line and 176.7 feet on the southerly line to a dead line in the rear, measuring 22.8 feet thereon.

Being the same property conveyed to Elm Hill Homes, Inc., by deed from Twin Lawn Development Company, Inc., of record in Book 3882, page 548, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1621 (House Number) Lethia Drive (Street) Nashville, Tennessee (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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In Witness Whereof Elm Hill Homes, Inc., has caused this instrument to be executed by its duly authorized officer this 2nd day of July, 1965.

ELM HILL HOMES, INC.

By: Charles A. Wheeler, Jr.

Charles A. Wheeler, Jr., President

STATE OF TENNESSEE
Davidson County

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 _____, Tennessee, this _____ day of _____ 19___

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Jo Ann Smith, a Notary Public within and for the State and County aforesaid, personally appeared Charles A. Wheeler, Jr. with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Elm Hill Homes, Inc. the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Charles A. Wheeler, Jr. as such President

Witness my hand and official seal at office at Nashville, Tennessee on this the 2nd day of July, 19 65

My commission expires April 25, 1967

Jo Ann Smith
Notary Public

WARRANTY DEED

FROM

ELM HILL HOMES, INC.

TO

James M. Eaton and wife,

Donna M. Eaton

STATE TAX $ 24.00
PROBATE 2.50
TOTAL $ 26.50

JUL 7 1965

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

PAID JUL 7- 1965

87760

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 7 3 10 PM '65

NOTED IN BOOK 112 PAGE 1
RECORDING FEE $ 2.00
DEP. FEE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.