This instrument was prepared by John G. Doak, Attorney
Firm of WARFIELD & ENTREKIN, Attorneys, American Trust Bldg., Nashville, Tenn.

BOOK 3911 PAGE 708

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vernon H. Hall	[illegible]	Map 96-15
(NAME)	(NAME)	M.O.
Boulder Park Drive	410 [illegible] St	Par. 45
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	[illegible]	
(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 VERNON H. HALL and wife, HAZEL R. HALL, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

CAPITAL CITY MORTGAGE CO., a Tennessee corporation, has
/ ~~bargained~~ *bargained and sold, and by these presents do transfer and convey unto the said* VERNON H. HALL and wife, HAZEL R. HALL, 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 3rd Civil District of Davidson County, Tennessee, being Lot No. 95 on the Plan of Hickory Bend, Section 3, as of record in Book 3600, page 42, Register's Office for said County.

SAID Lot No. 95 fronts 85.0 feet on the southeasterly side of Boulder Park Drive and runs back 185.00 feet on the southwesterly line and 188.20 feet on the northeasterly line, said northeasterly line being twice a broken line, to a dead line in the rear, measuring 73.20 feet thereon.

BEING the same property conveyed to Capital City Mortgage Co., a Tennessee Corporation, by deed from T. W. Crandell, Trustee, of record in Book 3906, page 806, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restrictive covenants contained in an instrument of record in Book 3642, page 478, said Register's Office, and the plan of record in Book 3600, page 42, said Register's Office, shows an Owner's Certificate, a 30 foot minimum building setback line from Boulder Park Drive and a 10 foot easement for public utility purposes along the rear and a portion of the northeasterly side lines of said lot.

unimproved ( )
This is improved ( ) property, known as Boulder Park Drive (House Number) (Street) Nashville 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 VERNON H. HALL and wife, HAZEL R. HALL, their *heirs and assigns, forever.*

And it does ~~do~~ *covenant with the said* VERNON H. HALL and wife, HAZEL R. HALL *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except for current taxes.

And CAPITAL CITY MORTGAGE CO., a Tennessee corporation, does ~~do~~ *further covenant and bind* itself, its successors ~~and~~ *and representatives, to warrant and forever defend the title to the said land to the said* VERNON H. HALL and wife, HAZEL R. HALL, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 6th *day of* July, *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.*

CAPITAL CITY MORTGAGE CO.

BY: J. E. Smithson
Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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.....

....., Notary Public.

Commission Expires.....

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, Richard D. Sweeney *, a Notary Public of the State and County aforesaid, personally appeared* [signature] *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice President *of the* Capital City Mortgage Co. *, the within named bargainor, a corporation, and that he as such* Vice President *, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* Vice President

Witness my hand and seal, at office in Nashville, Tennessee *, this* 6th *day of* July *, 19* 65

[signature]
Notary Public
Richard D. Sweeney

Commission Expires JULY 22, 1967

RICHARD D. SWEENEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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STATE TAX $ 1.35
PROBATE .50
TOTAL $ 1.85

JUL 14 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUL 14 1965

CT

114 SPC

WARRANTY DEED

FROM

CAPITAL CITY MORTGAGE CO., a Tennessee corporation

TO

VERNON H. HALL and wife, HAZEL R. HALL

8 8 6 U 0

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

JUL 14 5 06 PM '65
NO. 112,839
RECORDING FEE 2.00
DEP. REG. 2M

