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

WARRANTY DEED

BOOK 3913 PAGE 264

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alvin William Mykitta	First and Mid-South Mortgage Co.	MAP 34-05
(NAME:) Monica Drive	(NAME:) 410 Union Street	PAR 38
(STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, Tenn.	(STREET ADDRESS) Nashville, Tennessee	90.15182 MS
(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 ALVIN WILLIAM MYKITTA, II, and wife, LENA HACKETT MYKITTA, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

GATEWOOD DEVELOPMENT COMPANY, INC., a Tennessee corporation, has *have bargained and sold, and by these presents do transfer and convey unto* the said Alvin William Mykitta, II and wife, Lena Hackett Mykitta, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

BEING Lot No. 57 on the Map of Gatewood, Section 1, of record in Plan Book 3300, pages 47 to 52, Register's Office for Davidson County, Tennessee.

SAID Lot No. 57 fronts 226.6 feet on the easterly side of Monica Avenue and runs back between lines, 118.8 feet on the northerly line and 220.5 feet on the easterly side to a point, said lot being triangular in shape.

BEING part of the same property conveyed to Gatewood Development Company, Inc., by deed from L. H. Hardaway and wife, of record in Book 3033, page 405, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restrictive covenants of record in Book 3370, page 121, Book 3398, page 438 and Book 3375, page 249, said Register's Office, and the plan of record in Book 3300, pages 47 to 52, said Register's Office shows an Owner's Certificate, a 40-foot minimum building setback line from Monica Avenue and a 10-foot easement for public utility purposes along the rear line of said lot.

unimproved { } This is improved { } property, known as Monica Drive Goodlettsville
(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 Alvin William Mykitta, II and wife, Lena Hackett Mykitta, their *heirs and assigns, forever.*

And it does ~~do~~ *covenant with the said* Alvin William Mykitta, II and wife, Lena Hackett Mykitta *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 GATEWOOD DEVELOPMENT COMPANY, INC., a Tennessee corporation, *do further covenant and bind* itself, its successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Alvin William Mykitta, II and wife Lena Hackett Mykitta, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness hand this 9th *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.*

GATEWOOD DEVELOPMENT COMPANY, INC.

BY: [signature]

RECORDER'S MEMO:
~~Lack of Writing~~, Typing or Printing In This
Document Unsatisfactory When Received.

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* S. H. [illegible] *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* [illegible] *of the* Gatewood Development Company, Inc. *, the within named bargainor, a corporation, and that* he *as such* [illegible] *, 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* [illegible]

Witness my hand and seal, at office in Nashville, Tennessee, *this* 9th *day of* July *, 19* 65.

[illegible]
Notary Public
Richard D. Sweeney

Commission Expires June 22, 1967.

RICHARD D SWEENEY NOTARY PUBLIC DAVIDSON COUNTY

15,950

1st Nat'l Co. Th.

WARRANTY DEED

FROM

GATEWOOD DEVELOPMENT COMPANY,

INC.

TO

ALVIN WILLIAM MYKITTA, II,

and wife, LENA HACKETT

MYKITTA

STATE TAX $ 20.93
PROBATE .50
TOTAL $ 21.43

JUL 19 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUL 19 1965

8918 6

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

JUL 19 10 22 AM '65

RECORDING FEE $ 1.50
DEP. REG. 2.00



ly
y

· Union
NESSEE

BOOK 3913 PAGE 267