BOOK 3921 PAGE 299

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James E. Williams (NAME:)	James E. Williams (NAME:)	15D-W10-58357
2614 Colbert Drive (STREET ADDRESS OR ROUTE NUMBER)	2614 Colbert Drive (STREET ADDRESS)	Map 84-1 Par. 48
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Thirteen Thousand Five Hundred and No/100 ($13,500.00) *DOLLARS*

of which $3,943.86 has been paid in cash by James E. Williams and wife, Hattie Lee Williams, the receipt of which is hereby acknowledged, and for the remainder the said James E. Williams and wife, Hattie Lee Williams have assumed and agree to pay the unpaid balance of $9,556.14 of an indebtedness in the original amount of $9,800.00, secured by deed of trust executed by Harvey W. Carney and wife, Evelyn L. Carney, to James E. Malone, Trustee, of record in book 3737, page 309, Register's Office for Davidson County, Tennessee,

We, Harvey W. Carney and wife, Evelyn L. Carney,

have bargained and sold, and by these presents do transfer and convey unto the said James E. Williams and wife, Hattie Lee Williams, 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. 1 on the Plan of Rosebank Court, as of record in book 3106, page 72, Register's Office for said County, described as follows:
Beginning on the northerly margin of Colbert Drive, at the corner of lots Nos. 1 and 2; thence with the line between said two lots, northeasterly 261.1 feet to the southwesterly margin of Airpark Drive; thence with the same, southeasterly 272.83 feet to the beginning of a curve; thence around said curve, having a radius of 25 feet, southeasterly 36.99 feet to the westerly margin of Shadow Lane; thence with the same, southerly 83.65 feet to the beginning of another curve; thence around said curve, having a radius of 25 feet, southwesterly 39.27 feet to the northerly margin of Colbert Drive; thence with the same, westerly 227.85 feet to the beginning.
Being the same real property conveyed to Harvey W. Carney and wife, Evelyn L. Carney, by deed from Castleman Construction Company, of record in book 3435, page 313, said Register's Office.

This conveyance is made subject to 10-foot drainage easement along westerly line of premises, anchor easement at northeast corner, 30-foot building setback line from Airpark Drive, 50-foot building setback line from Shadow Lane, 80-foot building setback line from Colbert Drive and conditions of owners certificate, as shown on plan of record in book 3106, page 72, Register's Office for Davidson County, Tennessee, and to restrictive covenants contained in an instrument of record in book 3316, page 263, Register's Office for said County.

This Instrument Was Prepared By
Phillips Saindon
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

unimproved ( )
This is improved (X) property, known as 2614 Colbert Drive (House Number) (Street) Nashville, Tennessee 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 James E. Williams and wife, Hattie Lee Williams, their *heirs and assigns, forever.*

And we *do covenant with the said* James E. Williams and wife, Hattie Lee Williams *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 as above set out.

And we, Harvey W. Carney and wife, Evelyn L. Carney, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* James E. Williams and wife, Hattie Lee Williams, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 6th *day of* August, *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.*

Harvey W. Carney

Evelyn L. Carney

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, R. C. VARDELL, a Notary Public in and for said County and State, the within named Harvey W. Carney and wife, Evelyn L. Carney,

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 7th day of August, 1965.

R. C. Vardell, Notary Public.

Commission Expires Feb. 7, 1968

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, ..., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged.....self to be..... .....of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

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

.....
Notary Public

Commission Expires.....

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92322

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 9 3 42 PM '65

NOTED: BOOK 112 PAGE 208
RECORDING FEE $ 2.00
DEP. REG. ____

Compliments of
Guaranty Title Company
Kans

WARRANTY DEED

FROM

Harvey W. Carney, et ux

TO

James E. Williams, et ux

STATE TAX $ 30.25
PROBATE 50
TOTAL $ 30.75

AUG 9 1965

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

PAID AUG 9 - 1965