WARRANTY DEED

BOOK 3923 PAGE 435

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph Edward West,	Kimbrough-Kavanaugh Associates	8DA-33713
(NAME) 432 Capri Drive	(NAME) 416 Union St.	MAP 90-15
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS) Nashville, Tenn.	PAR 137
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	MS

For and in Consideration of the sum of

Eighteen Thousand ($18,000.00) and no/100 - - - - - - - - - - - - - - - *DOLLARS*

of which $2,287.71 has been paid in cash by Joseph Edward West and wife Joy Allen West, the receipt of which is hereby acknowledged and for the remainder the said Joseph Edward West and wife Joy Allen West assume and agree to pay the balance of $15,712.29 of an original indebtedness of $16,100.00 secured by deed of trust executed by William S. Raby and wife Joan Raby to Miller Kimbrough, Trustee, of record in book 3659, page 199, Register's Office for Davidson County, Tenn.

We, William S. Raby and wife Joan Raby

have bargained and sold, and by these presents do transfer and convey unto the said Joseph Edward West and wife Joy Allen West

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. 1137, on the Plan of Charlotte Park, Section 16 of record in book 3300, page 97, Register's Office for said County described as follows:
Beginning with a point in the southeasterly margin of Capri Drive at the common front corner of lots 1137 and 1138; thence with the line between said two lots 153.4 feet in a southeasterly direction to a point which is the common rear corner of said two lots; thence southerly 34° 26' west 51.2 feet to a concrete monument; thence southerly 70° 15' westerly 115 feet to a concrete monument set in the southeasterly margin of Capri Drive; thence northeasterly with the curving margin of Capri Drive 193.7 feet to the point of beginning.
Being the same property conveyed to William S. Raby and wife Joan Raby by deed from Hudson and Driver Construction Co. of record in book 3643, page 525, said Register's Office.

This conveyance is made subject to an easement of record in book 787, page 58, agreement of record in book 2593, page 566, easements, building set-back line and conditions of owners certificate as shown on plan of record in book 3300 page 97 and restrictive covenants of record in book 3502, page 586, said Register's Office.

This instrument was prepared by James R. Wyatt, 235 3rd. Ave. No. Nashville, Tenn.

unimproved ( )
This is improved (X) property, known as 432 Capri Drive (House Number) Nashville, Tenn. (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 Joseph Edward West and wife Joy Allen West tneir *heirs and assigns, forever.*

And we *do covenant with the said* Joseph Edward West and wife Joy Allen West *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 taxes for tne year 1965, which are pro-rated and assumed by tne grantees.

And we, William S. Raby and wife Joan Raby *do further covenant and bind* ourselves our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Joseph Edward West and wife Joy Allen West tneir *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 12TH *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.*



William S. Raby

Joan Raby

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, H. B Duncan, a Notary Public in and for said County and State, the within named William S. Raby and wife Joan Raby

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 12 day of August, 1965.

H B Duncan, Notary Public.

Commission Expires January 30 1967

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.....

STATE TAX $ 7.70
PROBATE .50
TOTAL $ 2.50

AUG 13 1965

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

PAID AUG 13 1965 MK

WARRANTY DEED

FROM

William S. Raby, etux

TO

Joseph Edward West, etux

93101

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

AUG 13 1 25 PM 65

RECORDING FEE 2.00

DEP. REG.

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Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE