BOOK 3926 PAGE 161

WARRANTY DEED

This Instrument Prepared By:
DOBSON & JOHNSON, INC
1109 Third National Bank Bldg.
Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sam B. Richardson Jr.	First & Mid-South Mortgage Co.	This Instrument Prepared By:
(NAME:) 109 Westover Drive	(NAME:) 410 Union St.	DOBSON & JOHNSON, INC 1109 Third National Bank Bldg.
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	Nashville, Tenn.
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	MAP 130-2 PAR 84 WP 7D 29545

For and in Consideration of the sum of $10.00 ----TEN AND NO/100---------- *DOLLARS* and other good and valuable considerations, receipt of which is hereby acknowledged, including the assumption by Sam B. Richardson, Jr. and wife Judy C. Richardson, of the unpaid balance of note in the original amount of $17,900.00, secured by deed of trust to Franklin G. Clark, Trustee of Record in Book 3319, page 475, Register's Office for Davidson County, Tennessee

We, Louis W. Hilbert and wife, Beth P. Hilbert *have bargained and sold, and by these presents do transfer and convey unto the said* Sam B. Richardson, Jr. and wife Judy C. Richardson 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. 81 on the map of the Bransford Realty Company's Belle Meade Golf Links Subdivision, as of record in Book 421, pages 94 and 95, Registers Office for said County.

Said Lot No. 81 fronts 60 feet on the westerly side of Westover Drive and runs back between parallel lines 210 feet to a dead line.

Being the same real property conveyed to Louis W. Hilbert and wife, Beth P. Hilbert by deed from Charles A. Britton, Jr. and wife, of record in Book 3310, page 403, said Register's Office.

This is ( ) unimproved ( ) improved property, known as 109 Westover Drive (House Number) (Street) Nashville, Tenn. 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 Sam B. Richardson Jr. and wife, Judy C. Richardson their *heirs and assigns, forever.*

And we *do covenant with the said* Sam B. Richardson Jr. and wife Judy C. Richardson *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 1965 taxes which have been prorated and will be paid by purchaser when due and except as herein recited.

And we, Louis W. Hilbert and wife Beth P. Hilbert *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Sam B. Richardson Jr. and wife Judy C. Richardson *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 16th *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.*

× Louis W. Hilbert

× Beth P. Hilbert

This Instrument Prepared By:
DOBSON & JOHNSON, INC.
1109 Third National Bank Bldg.
Nashville, Tenn.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, O. K. Browning, a Notary Public in and for said County and State, Louis W. Hilbert and wife Beth P. Hilbert

the within named bargainor , 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 16th day of August, 1965.

O K Browning
Notary Public

My commission expires 8/10/69

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

18,500.00

WARRANTY DEED

FROM

Louis W. Hilbert et ux

TO

Sam B. Richardson Jr. et ux

STATE TAX $ 27.75
PROBATE 50
TOTAL $ 28.25

AUG 20 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY

AUG 20 1965

94116

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

AUG 20 10 52 AM '65

NOTE BOOK 112 PAGE 290
RECORDING FEE $ 2.00
DEP. REG.

Compliments of
Guaranty Title Company
A Division of
Title Insurance Company
Jones, Bird & Howell
Union
Nashville, Tennessee
Bldg.

Gordon & Johnson, Inc.