Prepared By: William F.Burton, Jr., Attorney
915 Stahlman Bldg.,
Nashville, Tenn.

BOOK 3933 PAGE 416

WARRANTY DEED — ATTORNEYS TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. 27W-4020 MAP 83-06 PAR 94
SEND TAX NOTICES TO: Mitchell R. Benson, Et Ux
ADDRESS: 223 Chapel Avenue, Nashville, Tenn. 37206 27W 4020
MS.

For and in Consideration of the sum of ($7,892.47)

- - Seven Thousand, Eight Hundred Ninety-two & 47/100 - - - - - - - - - - DOLLARS

of which the sum of Five Hundred & No/100 ($500.00) Dollars has been paid in Cash by Mitchell R. Benson and Hazel Stewart Benson, the Grantees hereinafter named, the Receipt of which is hereby Acknowledged, and for the remainder, the said Grantees hereby assume and agree to pay the sum of $7,392.47, secured by a Vendor's Lien retained as set out in an Installment Deed of record in Book 3645, Page 628,R.O.D.C., Tenn., to secure the payment of one (1) note in the original sum of $8,000.00, now reduced to $7,392.47, payable in monthly installments of $67.51 each, as specified therein, the next installment being due Sept. 4th, 1965, payable to E. O. Sanders, 124 -4th Ave., So,, Nashville, Tenn., he being the present Holder of said note.

We, Billy C. Stewart and wife, Louise J. Stewart,

have bargained and sold, and by these presents do transfer and convey unto the said Mitchell R. Benson and wife, Hazel Stewart Benson,

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. 8 on the Plan of Roy F. Williams' Subdivision of the Hunter Tract, as of record in Book 547, Page 13, Register's Office for said County.

SAID Lot No. 8 fronts 50 feet on the westerly side of Chapel Avenue, and runs back between parallel lines 165 feet to an alley.

BEING the same real property conveyed to Billy C. Stewart and wife, Louise J. Stewart, by an Installment Deed from Gordon Davis,Executor under the will of Annie Lou Wilson, Deceased, and Emma Davis, Tracy O'Brien and Thomas Earl O'Brien, the named beneficiaries under the will of Annie Lou Wilson,deceased, dated November 4, 1963, filed November 6th, 1963, and recorded in Book 3645, Page 628, said Register's Office.

THIS TRACT IS IMPROVED AND KNOWN ON TAX RECORDS AS:
223 (No.) Chapel Avenue, (Street) Nashville, Tennessee (City) 37206 (Zone) (State)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Mitchell R. Benson and wife, Hazel Stewart Benson, their heirs and assigns, forever.

And We do covenant with the said Mitchell R. Benson and wife, Hazel Stewart Benson, 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 as hereinabove stated and Taxes for the CurrentYear, 1965, which are hereby assumed by the said Grantees.

And We, Billy C. Stewart and wife, Louise J. Stewart, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Mitchell R. Benson and wife, Hazel Stewart Benson, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 20th day of August, 1965

Billy C. Stewart

Louise J. Stewart

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, L. C. Hazelwood, a Notary Public in and for said County and State, the within named Billy C. Stewart and Louise J. Stewart,

the bargainor S, with whom I am personally acquainted, and who acknowledge that they have executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25 day of August, 1965

Commission expires Oct 31 1967 L. C. Hazelwood
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____
Notary Public

WARRANTY DEED

FROM Billy C. Stewart, Et Ux

TO Mitchell R. Benson, Et Ux

96892

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 9 4 13 PM '65

NOTED: BOOK 112 PAGE 416
RECORDING FEE 2.50
DEP. REG. _____

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

STATE TAX $ 1.50
PROBATE 50
TOTAL $ 12.37

SEP 9 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 9 - 1965