MR. AND MRS. WILBUR R. HESTER
939 PERCY WARNER BLVD.

Map 12 12
Par. 43

THIS INSTRUMENT PREPARED BY: Hooper Conservatorship Co. Block Davidson Co.

NASHVILLE, TENNESSEE MURPHREE REALTY COMPANY, 226 THIRD AVE. NORTH NASHVILLE, TENNESSEE

Warranty Deed

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. 7D 36 080
SEND TAX NOTICES TO: MURPHREE MORTGAGE COMPANY
ADDRESS: 226 THIRD AVE. NORTH NASHVILLE, TENNESSEE

BOOK 3933 PAGE 481

For and in consideration of ------TEN AND NO/100--------($10.00)------ cash in hand paid by WILBUR R. HESTER AND WIFE, SHIRLEY A. HESTER, hereinafter referred to as the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, MURPHREE REALTY COMPANY, hereinafter referred to as the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, 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. 237 ON THE PLAN OF SECTION 1, WARNER PARK VALLEY OF RECORD IN BOOK 3600, PAGES 12, 13 AND 14, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 237 FRONTS 100 FEET ON THE WESTERLY SIDE OF PERCY WARNER BOULEVARD AND RUNS BACK 205.35 FEET ON THE NORTHERLY LINE AND 227.9 FEET ON THE SOUTHERLY LINE, TO A DEAD LINE IN THE REAR, WHICHIS A BROKEN LINE, ON WHICH IT MEASURES 108.7 FEET.

BEING PART THE PROPERTY CONVEYED TO MURPHREE REALTY COMPANY, BY DEED FROM JOSEPH MARTIN, SR., TRUSTEE, OF RECORD IN BOOK 3532, PAGE 605, SAID REGISTER'S OFFICE.

THIS CONVEYANCE IS MADE SUBJECT TO THE RESTRICTIONS IN BOOK 3466, PAGE 89, ORIGINALLY APPLICABLE TO TRIANGLE RANCHLAND, SEC. 1, BUT SUBSEQUENTLY MADE APPLICABLE TO SEC. 1 WARNER PARK VALLEY, OF RECORD IN BOOK 3600, PAGES 12, 13 AND 14 BY AN INSTRUMENT OF RECORD IN BOOK 3577, PAGE 511, WHICH INSTRUMENT ALSO AMENDS PARAGRAPH 15, SEC. B, OF SAID RESTRICTIONS, AND FURTHER AMENDED BY INSTRUMENT IN BOOK 3702, PAGE 465, AND TO THE EASEMENTS AND LIMITATIONS SHOWN ON THE MAP OF RECORD IN BOOK 3600, PAGES 12, 13 AND 14, SAID REGISTER'S OFFICE.

THIS TRACT IS		IMPROVED AND SHOWN ON TAX RECORDS AS:			
	939	PERCY WARNER BLVD.	NASHVILLE,	TENNESSEE	
No.	Street		City	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 GRANTEES, their heirs and assigns, forever. And the GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered except for the 196 5 taxes which have been prorated and assumed by the GRANTEES and unless otherwise herein set out.

And the GRANTOR does covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF the GRANTOR has hereby caused this instrument to be executed by its duly authorized officer this 3RD day of SEPTEMBER, 196 5.

MURPHREE REALTY COMPANY

BY T. E. Murphree
VICE PRESIDENT TITLE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Luther L. Weathers, Jr., a Notary Public of the State and County aforesaid, personally appeared T. E. MURPHREE with whom I am personally acquainted, and who, upon oath, acknowledged himself to be VICE PRESIDENT of the MURPHREE REALTY COMPANY the within named bargainor, a corporation, and that he as such VICE PRESIDENT being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the MURPHREE REALTY COMPANY by himself as VICE PRESIDENT.

Witness my hand and seal, at NASHVILLE, TENNESSEE, this the 3RD day of SEPTEMBER, 196 5.

LUTHER L. WEATHERS JR. NOTARY PUBLIC DAVIDSON COUNTY TENN.

My commission expires Jan, 27, 1968

Luther L. Weathers
Notary Public

CONT'D. NEXT PAGE

CONT'D. NEXT PAGE

($19,150.00)

Warranty Deed

From

MURPHREE REALTY COMPANY

To

WILBUR R. HESTER ET UX

(MURPHREE MORTGAGE Co.)

96921

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

SEP 10 10 13 AM '65

NOTED BOOK 112 PAGE 417

RECORDING FEE $ 2.00

DEP. REG. _____

Compliments of

MURPHREE MORTGAGE COMPANY



STATE TAX $ 28.73
PROBATE .50
TOTAL $ 29.23

SEP 10 1965

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

PAID SEP 10 1965

CT