THIS INSTRUMENT WAS PREPARED BY: Bobby C. Cunningham, Attorney
508 Stahlman Building

BOOK 3935 PAGE 314

Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wayne and Frederick Hobson (NAME)	Wayne and Frederick Hobson (NAME)	MAP 118-01
1005 Gilmore Avenue (STREET ADDRESS OR ROUTE NUMBER)	1005 Gilmore Avenue (STREET ADDRESS)	PAR 196
Nashville 04, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville 04, Tennessee (CITY) (ZONE) (STATE)	22W-11945 MS

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Wayne Hobson and Frederick Hobson, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Russell Von Hardin and wife, Dovie Elizabeth Hardin hereinafter called the GRANTORS, have bargained and sold, and by these presents do 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:

Land in Davidson County, Tennessee, being Lot No. 74 on the Plan of Montrose Place, of record in Book 57, page 93, Register's Office for Davidson County, Tennessee.

Said Lot No. 74 fronts 50 feet on the southerly side of Gilmore Avenue and runs back between parallel lines, 160 feet to an alley.

Being the same property conveyed to Russell Von Hardin and wife, Dovie Elizabeth Hardin by deed from M. L. Randall and wife, Shirley Randall, of record in Book 3868, page 277 Register's Office for Davidson County, Tennessee.

Subject only to a certain deed of trust as of record in Book 3868, Page 278, Register's Office for Davidson County, Tennessee

This is ( ) unimproved (X) improved property, known as 1005 Gilmore Avenue, (House Number) (Street) Nashville, Tennessee 37204 P. O. Address: (City or Town) (Postal Zone)

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 we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land 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.

WITNESS our hands this the 4th day of May, 1965.

Russell Von Hardin
Dovie Elizabeth Hardin

STATE TAX $ 15.00
PROBATE .50
TOTAL $ 15.50

SEP 15 1965
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 15 1965

STATE OF TENNESSEE
Davidson County

Personally appeared before me, M. L. Randall, Notary Public, duly qualified for said County and State, the within named Russell Von Hardin and wife, Dovie Elizabeth Hardin, 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 4th day of May, 1965.

Commission expires Nov 8, 1967

M. L. Randall
Notary Public

NOTARY PUBLIC L. RANDALL DAVIDSON COUNTY, TENN. MY COMMISSION EXPIRES NOV. 8, 1967

WARRANTY DEED

FROM

Russell Von Hardin and wife,

Dovie Elizabeth Hardin

TO

Wayne Hobson and,

Frederick Hobson

DOCUMENTARY 55 CENTS 55

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

97625

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 15 11 07 AM '65
NOTED BOOK 3935 PAGE 314
RECORDING FEE 1.50
DEP. REG.