This instrument was prepared by John G. Doak, Attorney
Firm of WARFIELD & ENTREKIN, Attorneys, American Trust Bldg,. Nashville, Tenn.

WARRANTY DEED

BOOK 3946 PAGE 129

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Edward Henry Davis	Firstand Mid-South Mtg. Co.	Map 133-12
(NAME)	(NAME)	Par. 9
Lot 6 Benita Drive	410 Union Street	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN and NO/100----------
----------($10.00)----------*DOLLARS*

cash in hand paid by EDWARD HENRY DAVIS and wife, ROSLYNN DAVIS, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

WINDSOR DEVELOPMENT COMPANY has
~~bargained~~ *bargained and sold, and by these presents do transfer and convey unto the said* EDWARD HENRY DAVIS and wife, ROSLYNN DAVIS, 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 on the Plan of Windsor Park, as of record in Book 3600, page 64, Register's Office for Davidson County, Tennessee.

SAID Lot No. 6 fronts 92 feet on the westerly side of Benita Drive and runs back between lines 161.75 feet on the northerly side and 119.28 feet on the southerly side to a line atthe rear on which it measures 72.28 feet thereon.

BEING part of the same property conveyed to Windsor Development Company by deed from Joe C. Smithson, et al, of record in Book 3802, page 151, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restrictive covenants of record in Book 3792, page 445, said restrictions being amended in Book 3816, page 784, said Register's Office, and the plan of record in Book 3600, page 64, said Register's Office, shows an Owner's Certificate, a 30-foot building setback line from Benita Drive, and a 10-foot utility easement on the southerly and westerly sides of said lot.

unimproved ( )
This is improved ( ) property, known as Benita Drive (House Number) (Street) P. O. Address: Nashville (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 Edward Henry Davis and wife, Roslynn Davis, their *heirs and assigns, forever.*

And it does ~~do~~ *covenant with the said* Edward Henry Davis and wife, Roslynn Davis, *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.* except for current taxes and as noted above.

And Windsor Development Company, does ~~do~~ *further covenant and bind* itself, its successors ~~XXX~~ *heirs and representatives, to warrant and forever defend the title to the said land to the said* Edward Henry Davis and wife, Roslynn Davis, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 23 *day of* September, *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.*

WINDSOR DEVELOPMENT COMPANY

BY: Maurice Karr President
Maurice Karr, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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, Richard D. Sweeney *, a Notary Public of the State and County aforesaid, personally appeared* Maurice Karr *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Windsor Development Company *, the within named bargainor, a corporation, and that* he *as such* President *, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President

Witness my hand and seal, at office in Nashville, Tennessee
this 25 *day of* September *, 19* 65

Notary Public

Commission Expires July 22, 1967

WARRANTY DEED

FROM

WINDSOR DEVELOPMENT COMPANY

TO

EDWARD HENRY DAVIS and wife,
ROSLYNN DAVIS

STATE TAX $ 2.45
PROBATE .50
TOTAL $ 2.95

OCT 14 1965

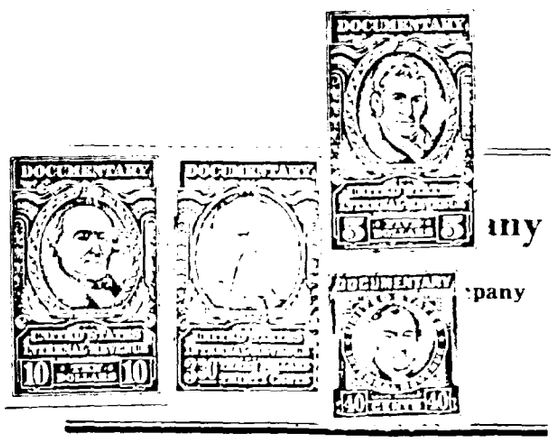
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID OCT 14 19

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

RECEIVED
OCT 14 9 05 AM '65
NOTE
RECORDING FEE $
DEP. REG.

01864



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