This instrument was prepared by
Bass, Berry & Sims, Attorneys
1000 American Trust Bldg.
Nashville, Tennessee



# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO | MAP-PARCEL NUMBERS |
|---|---|---|
| Rebecca M. Clayton (NAME) | ~~Rebecca M. Clayton~~ Noel-Palmer Mtge. (NAME) | Co. B.M. 6135 |
| 106 Clarendon Avenue (STREET ADDRESS OR ROUTE NUMBER) | Stahlman Building (STREET ADDRESS) | MAP 116-06 |
| Nashville, Tennessee (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | Par. 5 BM |

MS

*For and in Consideration of the sum of* TEN ($10.00) - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - *DOLLARS*

cash in hand paid by Rebecca M. Clayton to Mary Thomas Wilson Herndon, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Mary Thomas Wilson Herndon

...../..... has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* Rebecca M. Clayton, her ..... *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

BEING part of Lot No. 14 on the Plan of Deerfield, a plan of which is of record in Book 547, pages 191 and 192, Register's Office for said County, and described according to a survey made by Hal R. Swan, Jr., Surveyor, dated Sept. 25, 1965, as follows:

BEGINNING at a point in the southeasterly margin of Harding Road, at the common corner of Lots 14 and 15; thence with the line between said Lots, southeasterly 576.5 feet to a point in the northwesterly line of Lot No. 6; thence with the line between Lots 6 and 14, southwesterly 34.6 feet to a corner of Lot No. 13; thence with the line between Lots 13 and 14, southwesterly 242.2 feet to a point in the northeasterly margin of Clarendon Avenue; thence with the margin of the same, northerly 54 feet to a point; being the southeast corner of the property conveyed to W. E. Ward, III, and wife, by deed in Book 3614, page 138; thence along Ward's line as follows: northeasterly 126.1 feet to a point; thence deflecting to the left, 44° 10' 56.6 feet to a point; thence deflecting to the left, 44° 10' 182 feet to a point; thence deflecting to the left, 22° 30' 107.6 feet to a point; thence deflecting to the right, 13° 50' 177.5 feet to a point in the southeasterly margin of Harding Road; thence with the margin of the same, northeasterly 171.05 feet to the point of beginning.

BEING the property devised to Mary Thomas Wilson Herndon, as devisee under the will of Evelyn Byrd Wilson, deceased; whose will is of record in Will Book 66, page 31, County Court Clerk's Office for said County.

This is unimproved ( ) improved (X) property, known as 106 Clarendon Avenue (House Number) (Street) Nashville, Tennessee 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* Rebecca M. Clayton, her *heirs and assigns, forever.*

*And* Grantor*es covenant with the said* Rebecca M. Clayton *that* she 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 1965 taxes which have been prorated and assumed by Grantee.**

*And* I, Mary Thomas Wilson Herndon *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Rebecca M. Clayton, her *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* my *hand this* 2nd *day of* November, *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.*

Mary Thomas Wilson Herndon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, George W. Pickens, a Notary Public in and for said County and State, the within named Mary Thomas Wilson Herndon

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 2nd day of November, 19 65

George W Pickens, Notary Public.

Commission Expires Nov. 8, 1967

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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

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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

# WARRANTY DEED

FROM

MARY THOMAS WILSON HERNDON

TO

REBECCA M. CLAYTON

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

STATE TAX $ 88.13
PROBATE .50
TOTAL $ 88.63

NOV 4 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY

PAID NOV - 4 1965

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

NOV 4 11 16 AM '65
RECORDING FEE
DEP. REG.

0 4 9 7 0

BOOK 3954 PAGE 524

Cc

Guarantv

