This instrument was prepared by JOHN G. DOAK, Attorney. Law firm of Warfield & Entrekin, American Trust Building, Nashville, Tenn.

WARRANTY DEED

BOOK 3970 PAGE 810

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David J. Mahanes, et ux (NAME)	David J. Mahanes (NAME)	F.H. 9130
5800 Fredricksburg Drive (STREET ADDRESS OR ROUTE NUMBER)	5800 Fredricksburg Drive (STREET ADDRESS)	Map 145-5
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 1

For and in Consideration of the sum of TEN and NO/100----------

----------($10.00)----------*DOLLARS*

cash in hand paid by DAVID J. MAHANES and wife, DOROTHY R. MAHANES, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

HAURY & SMITH CONTRACTORS, INC., a Tennessee corporation, has

have bargained and sold, and by these presents do transfer and convey unto the said DAVID J. MAHANES and wife, DOROTHY R. MAHANES, 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. 3 on the Plan of Tyne Valley Estates, Section I, as of record in Book 3300, page 53, Register's Office for said County, described as follows:

BEGINNING at a point in the northerly margin of Fredericksburg Drive; thence with the margin of said Drive, north 85° 00' west 150 feet; and continuing with said Drive, westerly around a slight curve, 131.3 feet to a point at the beginning of a curve; thence around said curve, northwesterly 39.3 feet to a point in the easterly margin of Tyne Boulevard; thence with the margin of the same, north 22° 30' east 380 feet to a point; thence south 68° 15' east 190.7 feet to a point; thence south 5° 00' west 356 feet to the point of beginning.

Being part of the property conveyed to Haury & Smith Contractors, Inc., a Tennessee corporation, by deed from Tyne Valley Development Company, of record in Book 3921, page 40, said Register's Office.

CONVEYANCE of this property is subject to restrictions of record in Book 3376, page 598, said Register's Office, and the recorded plan of record in Book 3300, page 53, said Reigster's Office, shows an owner's certificate, a 100-foot setback line from Tyne Boulevard, and a 10-foot easement for public utilities along the easterly and northerly line of the lot; and an overhang easement across the southwest corner of the lot.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) ..... (Street) ..... 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 David J. Mahanes and wife, Dorothy R. Mahanes, their *heirs and assigns, forever. And* it does ~~~~ *covenant with the said* David J. Mahanes and wife, Dorothy R. Mahanes, *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 Haury & Smith Contractors, Inc., a Tennessee corporation, does ~~~~ *further covenant and bind* itself, its successors ~~~~ *and representatives, to warrant and forever defend the title to the said land to the said* David J. Mahanes and wife, Dorothy R. Mahanes, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 20th *day of* December, *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.*

HAURY & SMITH CONTRACTORS, INC.
BY: Karl E. Haury
Karl E. Haury, President
ATTEST BY: Reese L. Smith, Jr.
Reese L. Smith, Jr.
Secretary

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, L. D. Richards, *a Notary Public of the State and County aforesaid, personally appeared* Karl E. Haury, *with whom I am personally acquainted, and who, upon oath, acknowledged* him self *to be* President *of the* Haury & Smith Contractors, Inc., *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* 20th *day of* December, *19* 65.

L. D. Richards
Notary Public

Commission Expires May 1, 1966.

BOOK 3970 PAGE 813

STATE TAX $ 74.40
PROBATE .50
TOTAL $ 74.90
DEC 21 1965
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID DEC 21 1965

WARRANTY DEED

FROM

HAURY & SMITH CONTRACTORS, INC., a corporation

TO

DAVID J. MAHANES and wife, DOROTHY R. MAHANES

11114

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 21 12 17 PM '65
NOTED BOOK 113 PAGE 212
RECORDING FEE $ 2.00
DEP. REG.

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

ust Building

ird & Union

