TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:
James William Sanders & wife, Betty R. Sanders
(NAME)
Harpeth Parkway East
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO: BOOK 3985 PAGE 69
Guaranty Mortgage Company
(NAME)
316 Union Street
(STREET ADDRESS)
Nashville, Tennessee
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
Map 142-15
Pt. 48

This instrument prepared by Henry Hudson, Nashville, Tennessee, 1301 Murfreesboro Road

For and in consideration of the sum of Ten and no/100---------- ($10.00) ---------- DOLLARS cash in hand paid by James William Sanders and wife, Betty R. Sanders

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, Hudson & Driver Construction Company, a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee.

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:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Harpeth Valley Park Subdivision, Section 1, of record in book 3600, page 93, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 fronts 90 feet on the westerly side of Harpeth Parkway East and runs back between lines 170.8 feet on the northerly side and 174 feet on the southerly side to a line at the rear on which it measures 115.6 feet thereon.

Being part of the same property conveyed to Hudson and Driver Construction Company, a Tennessee corporation, by deed from Warner Park Estates Company, of record in book 3810, page 370, Register's Office for Davidson County, Tennessee.

STATE TAX $ 2.85
PROBATE .50
TOTAL $ 3.35

PAID FEB 4 1966

This is improved (X) property, known as Harpeth Parkway East, Nashville, Tennessee (House Number) (Street) (P. O. Address)

E. WORRALL
COUNTY (City or Town) CLERK (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 it 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, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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. Whenever 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 caused this instrument to be executed by its duly authorized officers on this the 3rd day of February, 1966.

Hudson & Driver Construction Company

Attest: _____

By: Henry Hudson
Henry Hudson, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, A. M. Tenison, a Notary Public within and for the State and County aforesaid, personally appeared Henry Hudson with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Hudson & Driver Construction Company, the within named bargainor, a corporation, and that (he) as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by the said Henry Hudson as such President.

Witness my hand and official seal at office at Nashville, Tennessee on this the 3rd day of February, 1966.

My commission expires February 16, 1969

A. M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

PUT REVENUE STAMPS HERE:

DOCUMENTARY $2.00 $.50 $.20

16371

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 4 1 08 PM '66

NOTE BOOK 113 PAGE 451
RECORDING FEE $ 2.00
DEP. REG. C

GUARANTY MORTGAGE CO. OF NASHVILLE
REGISTER STAMP BELOW

To
James William Sanders and wife,
Betty R. Sanders

FROM
Hudson & Driver Construction Company

Corporate Warranty Deed

COUNTY COURT CLERK'S STAMP

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1003 - REVISED 13 Dec. '65