BOOK 3989 PAGE 448

WARRANTY DEED

This Instrument Prepared By:
DOBSON & JOHNSON, INC.
1109 Third National Bank Bldg.
Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Luther Yarbrough (NAME)	Dobson & Johnson, Inc. (NAME) MAP	84-11
2244 Maplecrest Drive (STREET ADDRESS OR ROUTE NUMBER)	1109 Third National Bank Bldg (STREET ADDRESS) Par.	59
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	3D MS

For and in Consideration of the sum of $10.00----------

----------TEN AND NO/100----------*DOLLARS*

Cash paid by Luther Yarbrough and wife, Ruth M. Yarbrough, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said Luther Yarbrough and wife, Ruth M. Yarbrough, of the unpaid principal balance of a note in the original amount of $11,400.00, secured by a deed of trust of record in book _____, page _____, RODC, Tennessee. I, Clyde W. Hill, Jr., unmarried

have bargained and sold, and by these presents do transfer and convey unto the said Luther Yarbrough and wife, Ruth M. Yarbrough 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. 271 on the Map of Maplecrest Subdivision, as of record in Book 1835, pages 27 and 28, Register's Office for said County.

Said Lot No. 271 fronts 75 feet on the northerly side of Maplecrest Drive and runs back 149.9 feet on the easterly line and 149.8 feet on the westerly line, to a dead line in the rear, measuring 75 feet thereon.

Being the same real property conveyed to Clyde W. Hill, Jr., by deed from Dobson & Johnson, Inc., a Tennessee corporation, of record in book 3880, page 800, Register's Office for Davidson County, Tennessee.

This is { unimproved / 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 Luther Yarbrough and wife, Ruth M. Yarbrough their *heirs and assigns, forever.*

And I *do covenant with the said* Luther Yarbrough and wife, Ruth M. Yarbrough *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as stated herein.

And I, Clyde W. Hill, Jr. *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Luther Yarbrough and wife, Ruth M. Yarbrough, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 1st *day of* January, *19* 66, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Clyde W. Hill, Jr.
Clyde W. Hill, Jr.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Womble, a Notary Public in and for said County and State, Clyde W. Hill, Jr.

the within named bargainor, 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 1st day of January, 1966.

Beverly Womble Notary Public

Commission expires 5/18/68

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.....

$11,500.00

WARRANTY DEED

FROM

Clyde W. Hill, Jr.

TO

Luther Yarbrough, et ux

STATE TAX $ 17.25
PROBATE .50
TOTAL $ 17.75

FEB 21 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID FEB 21 1966

18008

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

FEB 21 10 11 AM '66

NOTED BOOK 113 PAGE 526
RECORDING FEE $ 2.00
DEP. REG. 2

Compliments of

Guaranty Title Company

Division of
Kansas Insurance Company
Trust Building
Third & Union
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.