WARRANTY DEED

BOOK 3993 PAGE 835

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. Howard Adkins, Jr. et ux. (NAME:)	J. Howard Adkins, Jr. (NAME:)	Forest Hill Parcel 15520 Map 144-3 Pt. 20
1205 Belle Meade Boulevard (STREET ADDRESS OR ROUTE NUMBER)	1205 Belle Meade Boulevard (STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

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

cash in hand paid by J. Howard Adkins, Jr. and wife, Edith Adkins, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

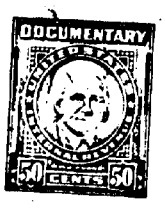
BALLBADE ESTATES, INC., a Tennessee corporation, has

~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* J. Howard Adkins, Jr. and wife, Edith Adkins, 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. 6 on the Plan of Chickering Park, Section 3, as of record in book 2663, pages 90 and 91, Register's Office for said County.
Said lot No. 6 fronts 408.12 feet on the southwesterly side of Park Ridge Drive and extends back 213.8 feet on the northwesterly line and 296.2 feet on the southeasterly line to a dead line, which is a broken line, measuring 430.05 feet thereon.
Being part of the real property conveyed to Ballbade Estates, Inc. by deed from George Henry Tyne, of record in book 2751, page 576, said Register's Office.

This conveyance is made subject to 20-foot easement for public utilities, anchor easement, and conditions of owners certificate, as shown on plan of record in book 2663, pages 90 and 91, Register's Office for said County; and to restrictive covenants contained in an instrument of record in book 2811, page 88, said Register's Office.





unimproved (X)
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 J. Howard Adkins, Jr. and wife, Edith Adkins, their ..... *heirs and assigns, forever.*

And Grantor does ~~xxx~~ *covenant with the said* J. Howard Adkins, Jr. and wife, Edith Adkins, ... *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 taxes for 1965 which are prorated and assumed by the grantees.

And Grantor does .....

~~xx~~ *further covenant and bind* itself, its successors ~~xxxx~~ *and representatives, to warrant and forever defend the title to the said land to the said* J. Howard Adkins, Jr. and wife, Edith Adkins, their ..... *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 5th *day of* May, *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.*

BALLBADE ESTATES, INC.

By Jay Ball
President.

Attest: Joyce T. Ball
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, K. W. McQuiddy, a Notary Public of the State and County aforesaid, personally appeared J. Ball, with whom I am personally acquainted, and who, upon oath, acknowledged him self to be President of the Ballbade Estates, 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 6 day of May, 19 65

K. W. McQuiddy
Notary Public

Commission Expires 4-16-67

STATE TAX $ 1.50
PROBATE $ .50
TOTAL $ 2.00
MAR 4 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID MAR 4 1966

WARRANTY DEED

FROM

Ballbade Estates, Inc.

TO

J. Howard Adkins et ux.

19610

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

MAR 4 2 19 PM '66

NOTE: PAGE 598
RECORDING FEE $ 2.00
DEP. REG.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

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