BOOK 3999 PAGE 311

This Instrument Was Prepared By
KINNEY, LEFTWICH, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee

**WARRANTY DEED**

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Mr. & Mrs. James Carson Broadrick, Sr. | Fidelity Federal | Map 43-13 |
| (NAME) | (NAME) | |
| 316 & 314 Old Hickory Blvd. | 401 Union Street | Par. 91 & 92 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Madison, Tennessee | Nashville, Tennessee 37219 | M S 11D |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

**For and in consideration of the sum of** ($10.00)- - - - - - - - - - - - - - - - - - -

TEN & NO/100- - - - - - - - - - - - - - - - - - - - - - - - - - - - - **DOLLARS**

Cash in hand paid by James Carson Broadrick, Sr. and wife, Dorothy Claudine Broadrick, the receipt of which is hereby acknowledged, and other good and valuable consideration,

We, Harold W. Vandercook and wife, Addie E. Vandercook,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** JAMES CARSON BROADRICK, SR. AND WIFE, DOROTHY CLAUDINE BROADRICK

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 Lots Nos. 4 and 5, Block "C" on the Plan of Forest Park Subdivision at Madison, Tennessee, as of record in Book 843, page 44, Register's Office for said County.

Said Lots Nos. 4 and 5 front together 100 feet on the southerly side of Old Hickory Boulevard, and run back between parallel lines, 150 feet to a dead line.

Being the same property conveyed to Harold W. Vandercook and wife, Addie E. Vandercook, by deed from M. P. Kimbrough and wife, Mary E. Kimbrough, of record in Book 3253, page 465, said Register's Office.

This is {unimproved / improved (X)} property, known as 314-316 Old Hickory Boulevard, Madison, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (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 we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**Witness** our **hand** S **this** 21 **day of** March, **19** 66

Addie E. Vandercook

Harold W. Vandercook

STATE OF TENNESSEE
Davidson County

Personally appeared before me, C. P. Chilton, Jr., a Notary Public in and for said County and State, the within named Harold W. Vandercook and wife, Addie E. Vandercook

the bargainor S, 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 Madison, Tennessee, this 21 day of March 1966.

Commission expires January 27, 1970

C. P. Chilton Jr.
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

(24.52a.ro) C-66

**WARRANTY DEED**

FROM

HAROLD W. VANDERCOOK ET UX,

TO

ADDIE E. VANDERCOOK

JAMES CARSON BROADRICK, SR. ET UX

TO

DOROTHY CLAUDINE BROADRICK

21822

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAR 23 2 42 PM '66

NOTED: BOOK 113 PAGE 699
RECORDING FEE $ 2.00
DEP. REG. ---

LOAN ASSOCIATION OF NASHVILLE
FIDELITY FEDERAL SAVINGS AND

DOCUMENTARY INTERNAL REVENUE 1 STAMP
DOCUMENTARY INTERNAL REVENUE 10 STAMP
DOCUMENTARY INTERNAL REVENUE 55 STAMP
DOCUMENTARY INTERNAL REVENUE 5 STAMP
DOCUMENTARY INTERNAL REVENUE 20 STAMP

STATE TAX $ 36.75
PROBATE .50
TOTAL $ 37.25

MAR 22 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID MAR 23 1966