WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. Samuel T.Smart	Same	7DA-32060
(NAME) Vice Estes Ave	(NAME)	Map 130-4
Nashville Tenn Lot 28 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 29
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	mp

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

Ten Dollars and no/100---------- DOLLARS paid in cash by Samuel T.Smart and wife, Carolyne S.Smart, and other good and valuable considerations, receipt of which is hereby acknowledged,

This Instrument was prepared by:
DODSON BATSON, Attorney
702 First Amer. Nat'l Bk. Bldg.
Nashville, Tennessee

WE, R.GLENN HAMMONDS AND WIFE, VIRGINIA M. HAMMONDS

.....have bargained and sold, and by these presents do transfer and convey unto the said

Samuel T.Smart and wife, Carolyne S.Smart

.....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. 28 on the Map of Comptonwood Subdivision, of record in Book 974, page 10, Register's Office for said County, as follows:

Said Lot No. 28 fronts 100 feet on the easterly margin of Estes Avenue or Compton Road and runs back between parallel lines 307.5 feet to a dead line.

Being part of the property conveyed to R.Glenn Hammonds and wife, Virginia M.Hammonds by deed from Richard H.Jones and wife, of record in Book 3707, page 476, said Register's Office.

1966 taxes to be assumed by Purchasers.

The following restrictions are made a part of this conveyance:

1.No duplex or multiple family dwelling shall be erected on the premises for a period of 25 years.

2. No building, structure, or driveway shall be erected within 30 feet of the southerly boundary for a period of 25 years.

CONTINUED ON BACK

The Sellers herein retain an easement of Twenty(20)Feet in width along the southerly margin of Lot No. 28.

This is { unimproved ( ) improved ( ) } property, known as _____ (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 Samuel T.Smart and wife, Carolyne S.Smart their heirs and assigns, forever.

And we do covenant with the said Samuel T.Smart and wife, Carolyne S.Smart 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.

And we, R.Glenn Hammonds and wife, Virginia M.Hammonds do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Samuel T.Smart and wife, Carolyne S.Smart/their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 22nd day of June, 19 66

R Glenn Hammonds

Virginia M Hammonds

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, John P. White, a Notary Public in and for said County and State, the within named R.Glenn Hammonds and wife, Virginia M.Hammonds

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 Nashville, Tennessee, this 22nd day of June, 1966

John P. White Notary Public

Commission Expires April 16, 1967

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
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

STATE TAX $ 12.00
PROBATE .50
TOTAL $ 12.50
JUN 22 1966

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

PAID JUN 22 1966 mk

WARRANTY DEED

FROM

R.GLENN HAMMONDS, ETUX

TO

SAMUEL T. SMART, ET UX

32949

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUN 22 1 18 PM '66

NOTED: BOOK 114 PAGE 255
RECORDING FEE $ 2.00
DEP. REG. _____

Attorneys
TITLE COMPANY, INC.
NASHVILLE TENN.



BOOK 4028 PAGE 617