This instrument was prepared by JOHN G. DOAK, Attorney. Law firm of Warfield & Entrekin, American Trust Building, Nashville, Tenn.

WARRANTY DEED

BOOK 4039 PAGE 218

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Clarence W. Robertson (NAME)	First and Mid-South Mtg. Co. (NAME)	Map 118-2
2801 Vaulx Lane (STREET ADDRESS OR ROUTE NUMBER)	410 Union Street (STREET ADDRESS)	Par. 121
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 CLARENCE W. ROBERTSON and wife, ROSEMARY B. ROBERTSON, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

JIMMY HYDE and wife, MARGARET SMITH HYDE,
have bargained and sold, and by these presents do transfer and convey unto the said CLARENCE W. ROBERTSON and wife, ROSEMARY B. ROBERTSON, 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. 11 on the 1st Subdivision of the W. T. Berry Estate, Section No. 2, of record in Book 1130, page 8, Register's Office for said County, described as follows:

Beginning at a point in the westerly line of Vaulx Lane, formerly Kirkwood Avenue, the common corner of Lots 11 and 12; thence with the line between said lots, westerly 141.8 feet to the center line of a 20-foot easement for utility purposes; thence northerly along the center line of said easement 77 feet to a point in the south line of West Kirkwood Avenue; thence with the line of the same, North 68 degrees 31' East 116.7 feet to a point in the beginning of a curve to the right having a radius of 20 feet; thence around said curve in a southeasterly direction 26.75 feet to the westerly margin of Vaulx Lane formerly Kirkwood Avenue; thence with the margin of the same, southeasterly 52.3 feet to the point of beginning.

Being the same property conveyed to Jimmy Hyde by deed from Allie C. Farmer and wife, Inez D. Farmer, of record in Book 3619, page 169, Register's Office for Davidson County, Tennessee.

Conveyance of this property ismade subject to the plan of record in Book 1130, page 8, said Register's Office, which shows an Owner's Certificate, a 30foot minimum building setback line from Vaulx Lane, formerly Kirkwood Avenue; a 15 foot minimum building setback line from West Kirkwood Avenue, and a 10 foot easement for public utility purposes along the westerly line of said lot.

Margaret Smith Hyde, wife of Jimmy Hyde, joins in this conveyance for the purpose of conveying all her right, title and interest in and to said above described property.

unimproved { } property, known as 2801 (House Number) Vaulx Lane (Street) P. O. Address: Nashville (City or Town)
This is improved { }

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Clarence W. Robertson and wife, Rosemary B. Robertson, their *heirs and assigns, forever.*

And we *do covenant with the said* Clarence W. Robertson and wife, Rosemary B. Robertson, *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.* except for current taxes and as noted above.

And we, Jimmy Hyde and wife, Margaret Smith Hyde, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Clarence W. Robertson and wife, Rosemary B. Robertson, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 19th *day of* July, *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.*

Jimmy Hyde
JIMMY HYDE

Margaret Smith Hyde
MARGARET SMITH HYDE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, [signature] a Notary Public in and for said County and State, the within named Jimmy Hyde and wife, Margaret Smith Hyde,

the bargainors, 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 19th day of July, 1966.

[signature], Notary Public.

Commission Expires July 22 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
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.....

11,750

1st & Mid-South

WARRANTY DEED

FROM

JIMMY HYDE and wife, MARGARET SMITH HYDE

TO

CLARENCE W. ROBERTSON and wife, ROSEMARY B. ROBERTSON

STATE TAX $ 17.63
PROBATE .50
TOTAL $ 18.13

JUL 26 1966

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

PAID JUL 26 1966

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

JUL 26 9 45 AM '66

NOTED: BOOK 4039 PAGE 537
RECORDING FEE $ 2.00
DEP. REG. ____

36937



BOOK 4039 PAGE 221