BOOK 4040 PAGE 98

This instrument prepared by: Roy Miles, Jr., 415 Nashville Trust Bldg. Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. J. W. Moore, Jr. (NAME:)	S (NAME:)	Map 116-09
5942 Post Road (STREET ADDRESS OR ROUTE NUMBER)	A M E (STREET ADDRESS)	Par. 67
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	82

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

cash in hand paid and other good and valuable considerations, We....

... Charles Donald Caplenor and wife, Sue Cooksey Caplenor,..

have bargained and sold, and by these presents do transfer and convey unto the said John Ward Moore, Jr. and wife, Frances B. Moore 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. 378 on the Plan of Hillwood Estates, Section 15, as of record in Book 2900, page 117, Register's Office for said County, described as follows:

Beginning on the westerly margin of Post Road at the corner of Lots Nos. 378 and 379; thence with the line between said two lots, westwardly 222.4 feet; thence north 24° 19' east 207.6 feet to the southerly margin of Gaylark Drive; thence with same, eastwardly 197.4 feet to the beginning of a curve; thence around said curve with a radius of 25 feet, southeastwardly 39.3 feet to the westerly margin of said Post Road; thence with same, southwardly 182.6 feet to the beginning.

Being the same real property conveyed to Patterson and Fox Construction Company, a partnership, composed of James E. Patterson and Cecil F. Fox, by deed from H. G. Hill Realty Company, dated January 20, 1961, filed February 10, 1961, and recorded in Book 3181, page 233, said Register's Office.

And being also the same property conveyed to Louis D. Abney, Jr. and wife, Margaret Janice Abney by deed from James E. Patterson and Cecil F. Fox, d/b/a, of record in Book 3250, page 127, RODC, Tennessee.

And being also the same property conveyed to Charles Donald Caplenor and wife Sue Cooksey Caplenor by deed from Louis

D. Abney, Jr. and wife Margaret Janice Abney of record in Book 3617, page 283, RODC, Tennessee.

This conveyance is made subject to restrictive covenants and agreements set out in instrument of record in Book 3181, page 233, Register's Office, for Davidson County, Tennessee; Owner's Certificate, a 10 foot utility easement along westerly line of premises, and an 80 foot building setback line from Post Road and Gaylark Drive, as shown on plan of record in Book 2900, page 117, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 5942 (House Number) Post Road (Street) Nashville, Tennessee 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 John Ward Moore, Jr. and wife, Frances B. Moore *their heirs and assigns, forever.*

And we *do covenant with the said* John Ward Moore, Jr. and wife, Frances B. Moore, *their 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 Deed of Trust securing the loan above described.

And Charles Donald Caplenor and wife, Sue Cooksey Caplenor *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* John Ward Moore, Jr. and wife Frances B. Moore, *their heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 27 *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.*

Sue Cooksey Caplenor

Charles Donald Caplenor

Legibility of writing in this Document Unsatisfactory When Received.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Alice McMahon, a Notary Public in and for said County and State, the within named Charles Donald Caplenor and wife Sue Cooksey Caplenor

the bargainor..., with whom I am personally acquainted, and who acknowledged that we are executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27 day of July, 19 66

Alice McMahon, Notary Public.

Commission Expires April 26, 1970

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

G-190024 Return To GUAR. TITLE $33,750.00

WARRANTY DEED

FROM

Charles Donald Caplenor, et ux
Sue Cooksey Caplenor

TO

John Ward Moore, Jr., et ux
Frances B. Moore

STATE TAX $ 50.63
PROBATE .50
TOTAL $ 51.13

JUL 27 1966

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

PAID JUL 27 1966

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

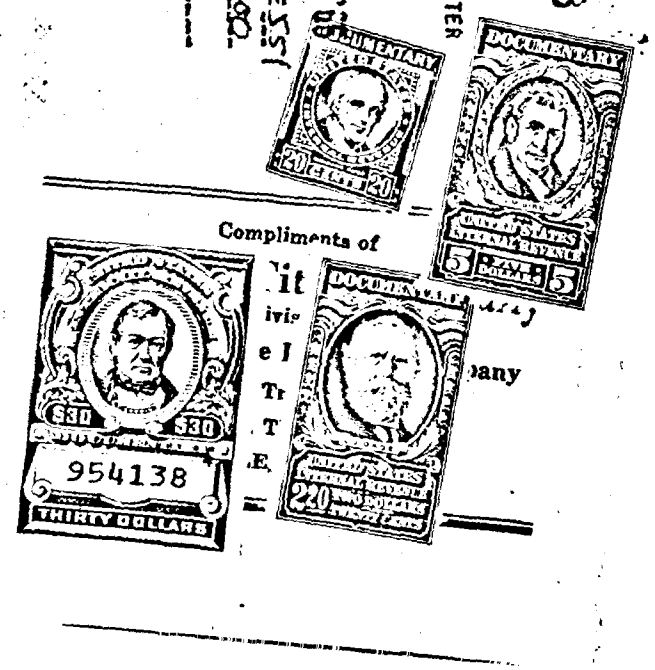
3 7 2 7 8

Jul 27 3 25 PM '66

NOTE BOOK 1147 PAGE 357

RECORDING FEE $ 2.50

DEP. REG.



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