WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John W. Egerton et ux. (NAME)	John W. Egerton (NAME)	7DA-33040
4014 Copeland Drive (STREET ADDRESS OR ROUTE NUMBER)	4014 Copeland Drive (STREET ADDRESS)	Map 116-16
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 52

For and in Consideration of the sum of Twenty Two Thousand and no/100 ---------- ($22,000.00) ---------- *DOLLARS*

of which $2,603.66 has been paid in cash by John W. Egerton and wife, Ann B. Egerton, the receipt of which is hereby acknowledged, and for the remainder the said John W. Egerton and wife have assumed and agree to pay the unpaid balance of $19,396.34 of an original indebtedness of $19,700.00 secured by deed of trust of record in book 3908, page 373, Register's Office for Davidson County, Tennessee,

We, Herbert J. Burgart and wife, Audrey S. Burgart,

have bargained and sold, and by these presents do transfer and convey unto the said John W. Egerton and wife, Ann B. Egerton, 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. 42 on the Plan of Evergreen Heights, Section 2, as of record in book 1835, page 19, Register's Office for said County.
Said lot No. 42 fronts 100 feet on the easterly side of Copeland Drive and runs back 231.7 feet on the northerly line and 258 feet on the southerly line to a dead line, measuring 137.7 feet thereon.
Being the same real property conveyed to Herbert J. Burgart and wife, Audrey S. Burgart, by deed from Kenneth R. Mitchell and wife, of record in book 3908, page 369, said Register's Office.

This conveyance is made subject to 10-foot easement for public utilities along the rear line of premises, 60-foot building setback line from Copeland Drive, and conditions of owners certificate, as shown on plan of record in book 1835, page 19, Register's Office for said County; and to restrictive covenants of record in book 1788, page 425, and book 1847, page 277, said Register's Office.

This Instrument Was Prepared By
Phillip Saindon
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

unimproved ( )
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 John W. Egerton and wife, Ann B. Egerton, their ..... *heirs and assigns, forever.*

And we *do covenant with the said* John W. Egerton and wife, Ann B. Egerton, ... *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 by deed of trust as above 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* John W. Egerton and wife, Ann B. Egerton, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 8th *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.*

Hubert J. Bruegart

Audrey S. Bruegart

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 Herbert J. Burgart and wife, Audrey S. Burgart,

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 16th day of August, 1966.

Alice M. 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.....

Sec. 189515

WARRANTY DEED

FROM

Herbert J. Burgart et ux.

TO

John W. Egerton et ux.

STATE TAX $ 33.00
PROBATE 50
TOTAL $ 33.50

AUG 16 1966

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

PAID AUG 16 1966

CT

FILED AUG 15 2 49 PM 1966
RECORDING FEE $ 2.00
DEP. REG.

399 U S

FOR REGISTER
DAVIDSON COUNTY
STATE OF TENN.

BOOK 4047 PAGE 352

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ILLE, TENNESSEE