This instrument was prepared by JOHN G. DOAK, Attorney
Firm of WARFIELD & ENTREKIN, American Trust Building, Nashville, Tennessee

WARRANTY DEED

BOOK 4056 PAGE 796

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MORGAN EDENS, JR., ET UX (NAME:)	First + Mid South (NAME:)	Map 91-1
12 Terry Drive (STREET ADDRESS OR ROUTE NUMBER)	410 Union St (STREET ADDRESS)	Par 71
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville (CITY) (ZONE) (STATE)	Hr

For and in Consideration of the sum of ----------Ten & No/100----------
----------($10.00)---------- *DOLLARS*
cash in hand paid by MORGAN EDENS, JR., and wife KATHARINE R. EDENS, and other good and valuable consideration the receipt of all of which is hereby acknowledged,

R. W. TERRY and J. B. ELIZER, *have bargained and sold, and by these presents do transfer and convey unto the said* Morgan Edens, Jr., and wife Katharine R. Edens, 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. 12 on the Plan of West Park Subdivision, 5th Addition, of record in Book 3500, page 94, Register's Office for Davidson County, Tennessee.

SAID Lot No. 12 fronts 50 feet on the northeasterly margin of Terry Drive and runs back 120 feet between parallel lines.

BEING part of the same property conveyed to R. W. Terry and J.B. Elizer by deed from Ernest Garner and wife, Hazel M. Garner, of record in Book 3286, page 85, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to Restrictive Covenants of record in Book 3106, page 84, and the Plan of Record in Book 3500, page 94, said Register's Office shows an Owner's certificate a 25-foot minimum building setback line from Terry Drive and a 10-foot easement for public utility purposes along the rear line of said lot.

unimproved ( )
This is improved ( ) property, known as 12 Terry Drive, Nashville
(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 Morgan Edens, Jr., and wife Katharine R. Edens their *heirs and assigns, forever.*

And we *do covenant with the said* Morgan Edens, Jr., and wife Katharine R. Edens *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, R. W. Terry and J. B. Elizer *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Morgan Edens, Jr., and wife Katharine R. Edens, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 13 *day of* September, *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.*

R. W. TERRY

J. B. ELIZER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named R. W. Terry and J. B. Elizer

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 13 day of September, 19 66.

[illegible], 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 .....

10,550

1st & Mid-South

WARRANTY DEED

FROM

R. W. TERRY AND J. B. ELIZER

TO

MORGAN EDENS, JR., AND WIFE

KATHARINE R. EDENS

STATE TAX $ 15.83
PROBATE 50
TOTAL $ 16.33

SEP 15 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID SEP 15 1966

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

436 04

SEP 15 11 38 AM '66

NOTED BOOK 114 PAGE 834
RECORDING FEE 3.00
DEP. REG.



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