BOOK 4071 PAGE 238

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Boyce E. Overton and wife Linda C. Overton (NAME:)	Boyce E. Overton (NAME:)	63-1-12.1
701 Evergreen Trail (STREET ADDRESS OR ROUTE NUMBER)	701 Evergreen Trail (STREET ADDRESS)	11D 84990
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	Madison, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Boyce E. Overton and wife, Linda C. Overton, and the assumption of an unpaid balance of a certain mortgage, recorded in Book 3845, pg. 570 hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Delmas Grammer, Jr., and wife, Mildred Grammer hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, 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 a part of the north part of Lot #1 of Nawakwa Hills Annex, as of record in Book 843, page 64, Register's Office for said County and described partially according to a copy of a survey made by H. Gee, dated September 13, 1951, and more particularly described according to a copy of a later survey made by H. Gee, dated 1963, as follows:
Beginning at a point in the south margin of Nawakwa Trail 105.13 feet from a concrete monument in the south margin of Nawakwa Trail as now located, the said monument being located at the beginning of a curve at the intersection of Nawakwa Trail and Neely's Bend Road; thence north 66 13' east 105.0 feet to a point; thence extending back between two parallel lines 198.73 feet to a dead line in the rear measuring 105.0 feet thereon.
Being the same property conveyed to Delmas Grammer, Jr., and wife, Mildred Grammer, by deed from E. C. Chance, Inc., of record in Book 3845, page 558 Register's Office for Davidson, County, Tennessee.

This instrument prepared by Leslie L. Mondelli, Attorney, Suite 1115, Stahlman Building, Nashville, Tennessee.

This is unimproved ( ) improved (X) property, known as 637 (House Number) Nawakwa Trail (Street) Madison 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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this the 22 day of October, 1966.

Delmas Grammer, Jr.

Mildred Grammer

STATE TAX $ 19.67
PROBATE .50
TOTAL $ 20.17

OCT 24 1966

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Fuston E. Wright, R. E. WORRALL COUNTY COURT CLERK Notary Public in and for said County and State, the within named DELMAS GRAMMER DAVIDSON COUNTY, TENN. PAID OCT 24 1966

the bargainor, with whom I am personally acquainted, and who acknowledged that No executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 22 day of Oct., 1966.

Commission expires 5-7-67

Fuston E. Wright
Notary Public

WARRANTY DEED

FROM

Delmas Grammer and wife, Mildred Grammer

TO

Boyce E. Overton and wife, Linda C. Overton

TITLE COMPANY, INC.
NASHVILLE, TENN.
48715

Attorneys

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN
OCT 24 2 13 PM '66
NOTED: BOOK 115 PAGE 221
RECORDING FEE $ 2.00
DEP. REG.

LESTER, HILDEBRAND, NOLAN, LANE, UNDERHILL & MONDELLI, Law Offices
Suite 1115
Stahlman Building
Nashville, Tennessee