BOOK 4083 PAGE 277

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dudley Franklin Edwards et ux.	Dudley Franklin Edwards	14D-48000
(NAME:) Paradise Hill, Route 1	(NAME:) Route 1	Map 37
(STREET ADDRESS OR ROUTE NUMBER) Joelton, Tennessee	(STREET ADDRESS) Joelton, Tennessee	Par. 3
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of Three Hundred Fifty and no/100 ($350.00) *DOLLARS*

cash in hand paid by Dudley Franklin Edwards and wife, Verna Mae K. Edwards, the receipt of which is hereby acknowledged,

I, William C. Jenkins, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said Dudley Franklin Edwards and wife, Verna Mae K. Edwards, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

A tract of land in the 14th Civil District of said County and State, described according to a survey made by John M. Sullivan, Civil Engineer, November 14, 1966, as follows: Beginning at a point in the center of Paradise of Cotton Patch Road at the intersection of the same and a point in the eastern boundary line of the property conveyed to George W. Edison and wife, of record in book 2022, page 19, Register's Office for said County; thence with said Edison's eastern boundary line north 34° 30' east 134 feet; thence north 87° 56' east 160 feet; thence south 75° 06' east 300 feet; thence south 73° 33' east 100 feet; thence south 26° west 345 feet to the center of Paradise of Cotton Patch Road; thence with the center of the same north 62° west 57.5 feet and north 53° west 330 feet, and north 49° west 165 feet to the beginning, containing 3-1/2 acres, more or less.

Being part of the real property conveyed to William C. Jenkins by deeds from G. A. Cornwell and wife, of record in book 2924, page 221, and from James E. Scott, of record in book 4012, page 565, Register's Office for said County.

This conveyance is made subject to easement for 10-foot road as set out in book 2022, page 19, said Register's Office.

We hereby grant grantees the right to use water from spring on our adjoining land.

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 Dudley Franklin Edwards and wife, Verna Mae K. Edwards, their *heirs and assigns, forever.*

And I *do covenant with the said* Dudley Franklin Edwards and wife, Verna Mae K. Edwards *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except taxes for 1966 which are to be paid by the grantor.

And I *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Dudley Franklin Edwards and wife, Verna Mae K. Edwards, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 5th *day of* December, *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.*

William C. Jenkins

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, William C. Jenkins, unmarried, a Notary Public in and for said County and State, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of December, 19 66.

NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires OCT. 24, 1966

My Commission Expires _____

W E Jones
Notary Public

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____.

Commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
William C. Jenkins

TO
Dudley Franklin Edwards et ux.

Dudley & Edwards
Mylene rd. Apt 1
Joelton Tenn. 37080

53340

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 6 10 35 AM '66

NOTED: BOOK 115 PAGE 432
RECORDING FEE $ 2.00
DEP. REG. 27

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

STATE TAX $ 53
PROBATE .50
TOTAL $ 1.03

DEC 6 1966

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

PAID DEC 6 - 1966

1.55 & stamp