This Instrument Prepared By:

DOBSON & JOHNSON, INC.
1109 Third National Bank Bldg.
Nashville, Tenn.

WARRANTY DEED

BOOK 4090 PAGE 735

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
D. S. Sturkie (NAME:)	same (NAME:)	Map 72-10
636 Lemont Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 153
Nashville, Tennessee 37216 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of $10.00----------

----------TEN AND NO/100----------*DOLLARS*

Cash paid by D. S. Sturkie, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said D. S. Sturkie of the unpaid principal balance of a note in the original amount of $21,000.00, secured by a deed of trust to R. E. Myers, Trustee, dated October 21, 1965, filed October 28, 1965, and recorded in book 3951, page 782, Register's Office for Davidson County, Tennessee.

We, Benton M. Kirby and wife, Helen F. Kirby,

have bargained and sold, and by these presents do transfer and convey unto the said D. S. Sturkie

his *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

A lot of land in the 11th, formerly the 18th, Civil District of Davidson County, Tennessee, described as follows:

Beginning in the center of the Gallatin Pike, 100 feet southerly from E. B. Rucker's southwest corner, being B. R. Kennedy's southwest corner; thence south 17-1/2° west, with the center of said Pike, 100 feet; thence south 72-1/2° east, parallel with said Kennedy's south line, 615 feet; thence north 17-1/2° east 100 feet to said Kennedy's southeast corner; thence with his south line, north 72-1/2° west 615 feet to the beginning, being a part of the old Isaac Litton farm.

Being the same real property conveyed to Benton M. Kirby and wife, Helen F. Kirby, by deed from Eugene Lewis Frazer, et al, of record in book 3951, page 779, Register's Office for said County.

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 D. S. Sturkie *his heirs and assigns, forever.*

And we *do covenant with the said* D. S. Sturkie *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 as stated herein.

And we, Benton M. Kirby and wife, Helen F. Kirby, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* D. S. Sturkie *his heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 3rd *day of* January, *19* 67, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Benton M. Kirby
Benton M. Kirby

X Helen F. Kirby
Helen F. Kirby

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Beverly Womble, a Notary Public in and for said County and State, the within named Benton M. Kirby and wife, Helen F. Kirby

the bargainor S, 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 3rd day of January, 19 67

Beverly Womble, Notary Public.

Commission Expires 5/18/68.

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.....

BOOK 4090 PAGE 738

STATE TAX $ 5.42
PROBATE .50
TOTAL $ 5.92

JAN 4 1967

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

PAID JAN 4 - 1967

CT

#36,383.16

WARRANTY DEED

FROM

Benton M. Kirby, and wife,

Helen F. Kirby

TO

D. S. Sturkie

56064

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 4 9 55 AM '67

NOTED: BOOK 115 PAGE 555
RECORDING FEE $ 2.00
DEP. REG. M

