This instrument was prepared by
David C. Rutherford, Attorney
Nashville Bank & Trust Building
Nashville, Tennessee

WARRANTY DEED

BOOK 4097 PAGE 323

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hugh M. Dozier, Sr. (NAME)	Murphree Mortgage Company (NAME)	Map 118-11
2831 Columbine Place, (STREET ADDRESS OR ROUTE NUMBER)	226 - 3rd Avenue, North (STREET ADDRESS)	Par. 66
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of ($10.00) - - - - - - - - - - - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - - - *DOLLARS* cash in hand paid and other good and valuable considerations, paid by the grantee, the receipt of which is hereby acknowledged, and the assumption by the grantee herein, of an unpaid principal balance of $7,757.95 of an original note dated April 3, 1964, in the amount of $8,100.00, which note is secured by a Deed of Trust executed by Dorris E. Smith and wife, of record in book 3736, page 537, Register's Office for Davidson County, Tennessee.

We, Dorris E. Smith and wife, Julia A. Smith *have bargained and sold, and by these presents do transfer and convey unto the said* Hugh M. Dozier, Sr., his *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. 33, Block "D", on the Map of Berry Hill Gardens, as of record in book 1130, page 36, Register's Office for said County.

Said Lot No. 33 fronts 90 feet on the westerly side of Columbine Place, and runs back between lines, 128.5 feet on the north line and 123.8 feet on the south line, to a dead line and measures 39.5 feet.

Being the same real property conveyed to Dorris E. Smith and wife, Julia A. Smith, by deed from Malcolm O. Hudson and wife, of record in book 3707, page 393, said Register's Office.

This conveyance is made subject to restrictions of record in book 1165, page 627, Register's Office for Davidson County, Tennessee, and public utility easement across rear of premises, building setback line from Columbine Place, as shown on plan of record in book 1130, page 36, Register's Office for Davidson County, 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 Hugh M. Dozier, Sr., his *heirs and assigns, forever.*

And we *do covenant with the said* Hugh M. Dozier, Sr. *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 above set out, and for the 1967 taxes, which have been pro-rated and assumed by the grantee herein.

And we, Dorris E. Smith and wife, Julia A. Smith *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Hugh M. Dozier, Sr., his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 25th *day of* January, 19 67. ~~XXX~~

~~corporate name of corporation executing same is hereto affixed and this instrument is signed hereby by its duly authorized officers and its corporate seal hereto affixed by authority of its Board of Directors.~~

Dorris E. Smith

Julia A. Smith



STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Hugh J. Bradley, *a Notary Public in and for said County and State,* Dorris E. Smith and Julia A. Smith, *the within named 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* 25th *day of* January, *19* 67.

Hugh J. Bradley
Notary Public

Commission expires April 10, 1967.

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 .....

S 2.75 $10,200.00

WARRANTY DEED

FROM
Dorris E. Smith et ux
TO

Hugh M. Dozier, Sr.

File: Union Trust Co. box

58623

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 26 2 37 PM '67

NOTED: BOOK 115 PAGE 672
RECORDING FEE $ 3.00
DEP. REG. 22

Compliments of

Guaranty Title Company

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

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JAN 26 1967

STATE TAX $ 15.30
PROBATE .50
TOTAL $ 15.80