WARRANTY DEED

BOOK 4115 PAGE 929

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Herb C. Swinney	Same	16DA-7892
(NAME)	(NAME)	Map 118-14
3600 Caldwell Court		Pat. 39
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN & NO/100 ---------- *DOLLARS*

cash in hand paid by Herb C. Swinney and wife, Florence B. Swinney, and other good and valuable consideration, the receipt of all of which is hereby acknowledged;

We, J. Manning Potts and wife, Agnes W. Potts,

have bargained and sold, and by these presents do transfer and convey unto the said Herb C. Swinney and wife, Florence B. Swinney, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 8 on the Plan of Caldwell Court, as of record in Book 2854, page 74, Register's Office for said County.

Said Lot No. 8 fronts 86 feet on the northerly side of Caldwell Court and extends back 131.1 feet on the easterly line and 138.3 feet on the westerly line to a dead line, measuring 129.7 feet thereon.

Being the same real property conveyed to J. Manning Potts and wife, Agnes W. Potts, by deed from Ira T. Adams and wife, of record in Book 3128, page 411, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:
Easement and setback line and conditions of owners certificate as shown on plan of record in Book 2854, page 74, R.O.D.C. Tennessee, and instrument of record in Book 3160, page 447, said Register's Office, in which setback line was changed from 50 feet to 47.5 feet;
Restrictive covenants contained in instrument recorded in Book 2996, page 243, R. O.D.C. Tennessee.

This deed prepared by:
Goodpasture, Carpenter, Woods & Courtney
American Trust Building
Nashville, Tennessee

unimproved ( )
This is improved (X) property, known as 3600 Caldwell Court, Nashville, Tennessee
(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 Herb C. Swinney and wife, Florence B. Swinney *their heirs and assigns, forever.*

And we *do covenant with the said* Herb C. Swinney and wife, Florence B. Swinney *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 taxes for 1967

Herb C. Swinney and Herbert C. Swinney are one and the same person.

And we, J. Manning Potts and wife, Agnes W. Potts *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Herb C. Swinney and wife, Florence B. Swinney, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 7th *day of* February, *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.*

J. Manning Potts

Agnes W. Potts

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named J. Manning Potts and wife, Agnes W. Potts

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 27 day of February, 19 67

[illegible], Notary Public.

Commission Expires July 22 1967

DAVIDSON COUNTY, TENN.

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 .....

WARRANTY DEED

G-145343 FROM

J. Manning Potts, et ux

TO

Herb C. Swinney, et ux

REGISTERS OFFICE

PLEASE PUT IN TENN. TITLE CO. BOX

65813

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

Mar 30 11 54 AM '67

NOTE BOOK 116 PAGE 148

RECORDING FEE $ 2.00

DEP. REG. 20

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

[illegible] Building

290696

STATE TAX $ 45.00

PROBATE .50

TOTAL $ 45.50

MAR 30 1967

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

PAID MAR 30 1967 ugh