195316

BOOK 4120 PAGE 935

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dr. Robert D. Pilkinton, (NAME)	Murparoc Mortgage Company (NAME)	LLD 4030
505 West Due West Ave., (STREET ADDRESS OR ROUTE NUMBER)	226 Third Ave. N., (STREET ADDRESS)	Map 51-6
Madison, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	Pat. 40

For and in Consideration of the sum of Ten & No/100 ($10.00) - ***DOLLARS***
Cash in hand, paid this date, and other good and valuable considerations; the receipt of all of which is herein acknowledged;

RICHARD LEE MURPHY AND WIFE, JOETTA LEE MURPHY,

have bargained and sold, and by these presents do transfer and convey unto the said Robert D. Pilkinton and wife, Billie J. Pilkinton, 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. 20 on the Plan of the Resubdivision of Lots 20 and 21, Section II & Lot 22, Section III, Oakland Acres, as of record in Book 2083, Page 60, Register's Office for said County. Said Lot No. 20 fronts 140 feet on the south side of Due West Avenue and runs back 358.7 feet on the easterly line and 358.5 feet on the westerly line to a dead line measuring 141/2 feet thereon.
Being the same property conveyed to Richard Lee Murphy and wife, Joetta Lee Murphy, by deed from Eustace C. M. Waller and wife, as of record in Book 3976, Page 642, said Register's Office.

This conveyance is made subject to Restrictions of record in Book 1584, Page 23, in Book 2044, Page 611, in Book 2092, Page 492, said Register's Office. The recorded Plan shows and 80 foot set back line from Due West Avenue, a 10 foot easement for utilities along the entire west line and along the rear, a 20 foot easement for water line across the southwest corner.

This instrument prepared by
Kord & Lewis Realty Co.,
114 Union St., Nashville, Tenn.

unimproved ( )
This is improved ( ) property, known as 505 W. Due West Ave., Madison, Tenn.
(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 Robert D. Pilkinton and wife, Billie J. Pilkinton, their *heirs and assigns, forever.*

And we *do covenant with the said* Robert D. Pilkinton and wife, Billie J. Pilkinton *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 year 1967, which have been prorated and will be paid by Robert D. Pilkinton.

And Richard Lee Murphy and wife, Joetta Lee Murphy, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Robert D. Pilkinton and wife, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 23rd *day of* March, *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.*

Richard Lee Murphy

Joetta Lee Murphy

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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x STATE OF Delaware
x COUNTY OF New Castle
x Personally appeared before me, ~~Hannah~~ Hannah J. Wagner, a Notary Public in and for said County and State, the within named.....Richard Lee Murphy and wife, Joetta Lee Murphy,.....

.....

.....

.....

the bargainor..s.., with whom I am personally acquainted, and who acknowledged that..they..... executed the within instrument for the purposes therein contained.

x Witness my hand and official seal at Wilmington, Delaware, this 23 rd
x day of March, 1967.
x Hannah J. Wagner, Notary Public.
x Commission Expires April 22, 1968

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.....

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67776

STATE TAX $ 41.67
PROBATE .50
TOTAL $ 42.17

APR 14 1967

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

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 14 3 56 PM '67

NOTE BOOK 116 PAGE 238
RECORDING FEE $ 2.00
DEP. REG. H

WARRANTY DEED

FROM

Richard Lee Murphy et ux

TO

Robert D. Pilkinton et ux



Murphy Mfg. Co

Complimenta of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE