This instrument was prepared by JOHN G. DOAK, Attorney
Firm of WARFIELD, ENTREKIN & JONES, American Trust Building, Nashville, Tenn.

# WARRANTY DEED

BOOK 4126 PAGE 725

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| JAMES T. GADDIS, ET UX<br>SAM GADDIS, ET UX<br>(NAME:) | Mr. James T. Gaddis, et ux<br>(NAME:) | Map. 148-12<br>Par. 125 |
| 4705 McBride Road<br>(STREET ADDRESS OR ROUTE NUMBER) | 4705 McBride Road<br>(STREET ADDRESS) | |
| Nashville, Tennessee 37013<br>(CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee, 37013<br>(CITY) (ZONE) (STATE) | PW |

*For and in Consideration of the sum of* ----------Ten & No/100----------

----------($10.00)---------- *DOLLARS*

cash in hand paid by JAMES T. GADDIS AND WIFE, TASOULA T. GADDIS, and SAM GADDIS AND WIFE, CALLIOBE GADDIS, and other good and valuable considerations the receipt of all of which is hereby acknowledged,

REYNOLD BUBIS & WIFE HARRIET BUBIS AND PHILIP BERLIN & WIFE MARIE BERLIN, *have bargained and sold, and by these presents do transfer and convey unto the said* James T. Gaddis and wife, Tasoula T. Gaddis and Sam Gaddis and wife Calliope Gaddis, their *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. 245 on the Plan of Debra Heights Section 2, of record in Book 3700, page 39, said Register's Office for Davidson County, Tennessee.

SAID Lot fronts 85.11 feet along the westerly margin of McBride Road and extends back 150.17 feet on the northerly side and 159.53 feet on the southerly side to a line at the rear measuring 89.75 feet thereon.

BEING part of the same property conveyed to Philip Berlin and Reynold Bubis, by deed from Dodson Batson, Trustee, of record in Book 3978, page 358, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to Restrictive Covenants of record in Book 3949, page 404, said Register's Office and the Plan of record in Book 3700, page 39, said Register's Office shows an Owner's Certificate, a 30 foot minimum building setback line from McBride Road and certain easements for sewerlines and public utilities and drainage as shown on said plan.

This is { unimproved / improved } property, known as 4705 McBride Road (House Number) (Street) P. O. Address: Nashville (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* James T. Gaddis and wife Tasoula T. Gaddis and Sam Gaddis and wife, Calliope Gaddis, their *heirs and assigns, forever.*

*And* we *do covenant with the said* James T. Gaddis & wife Tasoula T. Gaddis and Sam Gaddis and wife Calliope Gaddis, *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 for current taxes and as noted above.

*And* Reynold Bubis and wife Harriet Bubis & Philip Berlin & wife Marie Berlin *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* James T. Gaddis & wife Tasoula T. Gaddis & Sam Gaddis & wife Calliope Gaddis their *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* our *hands this* 1st *day of* May, *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.*

Reynold Bubis
REYNOLD BUBIS

Harriet Bubis
HARRIET BUBIS

Philip Berlin
PHILIP BERLIN

Marie Berlin
MARIE BERLIN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Reynold Bubis & wife Harriet Bubis and Philip Berlin and wife Marie Berlin

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 1st day of May, 19 67.

Notary Public.

Commission Expires May 3, 1970.

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

17,200 00

# WARRANTY DEED

FROM

REYNOLD BUBIS & WIFE HARRIET BUBIS & PHILIP BERLIN & WIFE MARIE BERLIN TO

JAMES T. GADDIS & WIFE, TASOULA T. GADDIS AND SAM GADDIS & WIFE CALLIOPE GADDIS

MAIL TO
AMERICAN TRUST ESCROW CO
507 NASHVILLE BANK & TR
NASHVILLE, TENN.




STATE TAX $ 25.80
PROBATE .50
TOTAL $ 26.30

MAY 1 1967

PAID MAY 1 1967

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

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 1 3 23 PM '67

NOTE/COPY /16 PAGE 333

RECORDING FEE $ 2.00

DEP. REG.

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