WARRANTY DEED

BOOK 4132 PAGE 110

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William O. Boone	Same	Map. 145-3
(NAME)	(NAME)	Par. 66
1516 Dresden Circle		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	pd

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

cash in hand paid by William O. Boone and wife, Rosemary W. Boone, and other good and valuable consideration, the receipt of all of which is hereby acknowledged;

ESTES-TAYLOR COMPANY, a Tennessee corporation, has

have bargained and sold, and by these presents do transfer and convey unto the said William O. Boone and wife, Rosemary W. Boone,

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. 13 on the Plan of Hillmont Estates, Sectional, as of record in Book 3700, page 100, Register's Office for said County, described as follows:

Beginning on the westerly margin of Dresden Circle at the southeast corner of Lot No. 19 on the Plan of Roselawn Estates, Section 2, as of record in Book 3106, Page 86, said Register's Office; thence with the line between said lots Nos. 13 and 19 north 84° 45' west 359 feet; thence south 36° 54' west 65.8 feet to the northerly margin of Saxon Drive; thence with the same as follows: around a curve having a radius of 275 feet southeasterly 62.2 feet, south 40° 08' east 115.1 feet to the beginning of another curve; thence around said curve southeasterly 193.1 feet, and easterly 63.8 feet to the beginning of another curve; thence around said curve having a radius of 25 feet northeasterly 39.81 feet to the westerly margin of Dresden Circle; thence with the same northerly 224.9 feet to the beginning.

Being part of the real property conveyed to Estes-Taylor Company by deed from Paul D. Robinson and wife, of record in Book 3992, page 144, Register's Office for Davidson County, Tennessee.

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

This conveyance is made subject to:
Drainage and public utility easement, anchor easement and setback lines and conditions of owners certificate, shown on plan of record in Book 3700 page 100, R.O.D.C. Tennessee;
Restrictive covenants contained in instrument of record in Book 4074, page 626, R.O.D.C. Tennessee.

This is improved (or unimproved) property, known as 1516 Dresden Circle, 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 William O. Boone and wife, Rosemary W. Boone *their heirs and assigns, forever.*

And Grantor does *covenant with the said* William O. Boone and wife, Rosemary W. Boone *that* it is *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 which have been prorated and assumed by Grantees.

And Estes-Taylor Company, a Tennessee corporation, *do further covenant and bind* itself, its successors *heirs and representatives, to warrant and forever defend the title to the said land to the said* William O. Boone and wife, Rosemary W. Boone, *their heirs and assigns against the lawful claims of all persons whomsoever.*

Witness its *hand this* 12 *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.*

ATTEST:

Secretary

ESTES-TAYLOR COMPANY

By J. Frank Estes
President

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.....

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 J. Frank Estes, with whom I am personally acquainted, and who, upon oath, acknowledged him self to be President of the Estes-Taylor Company, the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as President, the corporation having no corporate seal.

Witness my hand and seal, at office in Nashville, Tennessee, this 12 day of May, 19 67.

_____
Notary Public

Commission Expires 9-29-1967

RICHARD D. SHEELEY NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE TAX $ 67.80
PROBATE .50
TOTAL $ 58.30

MAY 16 1967

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

PAID MAY 16 1967

71940

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 16 3 19 PM '67

NOTED: BOOK 116 PAGE 427
RECORDING FEE $ 2.50
DEP. REG.

WARRANTY DEED

FROM

Estes-Taylor Company

TO

William O. Boone, et ux

Title Co.
American Title Insurance Co.
507 Allison, Barrett Bldg.
Nashville, Tenn.

38,575

