This instrument prepared by Shirley A. Green, 905 Gallatin Road, Madison

BOOK 4141 PAGE 754

WARRANTY DEED — **ATTORNEYS TITLE COMPANY**

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Hiram Riat, et ux (NAME:)	William Hiram Riat, et ux (NAME:)	40-70-1
3313 W. Hamilton Road (STREET ADDRESS OR ROUTE NUMBER)	3313 W. Hamilton Road (STREET ADDRESS)	13D 19525
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

#250

For and in Consideration of the sum of $10.00

Ten and no/100 **DOLLARS**

Cash and other good and valuable considerations in hand paid by the grantees herein, the receipt of which is hereby acknowledged.

DOCUMENTARY 55 55

I, W. E. Batey, Trustee

have bargained and sold, and by these presents do transfer and convey unto the said William Hiram Riat and wife, Betty Jean Riat, 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. 301 on the Plan of Treppard Heights, Section 5, as of record in Book 3663, page 100, Register's Office for said County.

Said Lot No. 301 fronts 80 feet on the south side of West Hamilton Avenue and extends back 721.6 feet, more or less, on the westerly line and 703.3 feet, more or less, on the easterly line, to a line in the rear on which it measures 82 feet, more or less.

Being part of the same property conveyed to W. E. Batey, Trustee, by deed from J. R. Coarsey, Trustee, of record in Book 3429, page 567, said Register's Office.

This conveyance is made subject to easements, setback lines, etc. as shown on plan of record in Book 2663, page 100, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as Lot 301 West Hamilton Road, Nashville
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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 Hiram Riat and wife, Betty Jean Riat, their **heirs and assigns, forever.**

And I **do covenant with the said** William Hiram Riat and wife, Betty Jean Riat **that** I am **lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.**

And I, W. E. Batey, Trustee

do further covenant and bind myself, my **heirs and representatives, to warrant and forever defend the title to the said land to the said** William Hiram Riat and wife, Betty Jean Riat, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness my **hand this** 12th **day of** June, 19 67

W. E. Batey, Trustee

W. E. Batey, Trustee

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Shirley A. Green, a Notary Public in and for said County and State, the within named W. E. Batey, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison, Tennessee, this 12th day of June 19 67

Commission expires July 22, 1970

Shirley A. Green
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
W. E. Batey, Trustee

TO
William Hiram Riat, et ux

75758

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUN 15 2 13 PM '67

NOTE BOOK 116 PAGE 601
RECORDING FEE $ 2.00
DEP. REG. C

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Madison, Tenn.

STATE TAX $ 1.38
PROBATE 50
TOTAL $ 1.88

JUN 15 1967

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

PAID JUN 15 1967