BOOK 4150 PAGE 605

This instrument was prepared by Jno. B. Cobb, Jr., Attorney at Law Stahlman Building, Nashville, Tenn.

**WARRANTY DEED**

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Elbert E.Luti | Elbert E.Luti | 75-5 |
| (NAME:) 167 Bonnafield Drive | (NAME:) 167 Bonnafield Drive | Par 59 |
| (STREET ADDRESS OR ROUTE NUMBER) Hermitage, Tennessee | (STREET ADDRESS) Hermitage , Tennessee | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

**For and in consideration of the sum of** ---------- $ 10.00 ----------

---------- TEN AND NO/100 ---------- **DOLLARS**

Cash in hand paid and other good and valuable consideration the receipt of which is hereby acknowledged,

We, Jerry C.Cripps and wife, Sherry S.Cripps

have bargained and sold, and by these presents do transfer and convey unto the said Elbert E.Luti and wife, Mildred L.Luti

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. 925 on the Plan of Hermitage Hills, Section 8,as of record in Book 3600,page 24, Register's Office for Davidson County,Tennessee.

Said Lot No. 925 fronts 78.03 feet on the easterly side of Bonnafield Drive and extends back 142.0 feet on the northerly line and 144.52 feet on the southerly line to a dead line in the rear, measuring 80.4 feet thereof.

Being the same property conveyed to Jerry C.Cripps and wife, Sherry S.Cripps, by deed from Belle Homes, Inc.,of record in Book 4101,page 772, Register's Office for Davidson County,Tennessee.

This conveyence is made subject to Restrictive Covenants of record in Book 3643,page 242, and Plan of record in Book 3600,page 24, shows a 30 foot setback line from Bonnafield Drive, and a 10 foot easement for public utility purposes along the rear line of the lot; and a 2.5 x 30 foot anchor easement located at the southwest corner of the lot.

STATE TAX $ 22.73
PROBATE .50
TOTAL $ 23.23

JUL 10 1967

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

PAID JUL 10 1967

This is unimproved ( ) improved ( ) property, known as 167 Bonnafield Drive, Hermitage, Tennessee
(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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 7th day of July, 19 67

Jerry C. Cripps

Sherry S. Cripps

DOCUMENTARY 5 CENTS 5

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Betty B. Simmons, a Notary Public in and for said County and State, the within named Jerry C. Cripps and wife, Sherry S. Cripps

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 7th day of July 19 67

Commission expires 9-13-70

Betty B. Simmons
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
JERRY C. CRIPPS AND WIFE,
SHERRY S. CRIPPS

TO
ELBERT E. LUTI AND WIFE,
MILDRED L. LUTI

79098

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 10 1 08 PM '67

NOTED: BOOK 116 PAGE 752
RECORDING FEE $ 3.00
DEP. REG. m

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

300

15,150.00
Affd. 1340 C. 6-137965