Instrument prepared by Murphree Realty Company, 212 Stahlman Building, Nashville, Tennessee 37201

TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Chalmer E. Nidiffer (NAME)	Murphree Mortgage Company (NAME)	Map 90-12
6429 Henry Ford Drive (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue North (STREET ADDRESS)	Par. 59
Nashville 37209 Tennessee (CITY) (P O ZONE) (STATE)	Nashville 37201 Tennessee (CITY) (ZONE) (STATE)	PW

For and in consideration of the sum of - - - - - - - - - - - - - ($10.00) - TEN AND NO/100 - DOLLARS

cash in hand paid by Chalmer E. Nidiffer and wife, Norma J. Nidiffer,

BOOK 4152 PAGE 852

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Harold A. Abrams and wife, Marie Holt Abrams,

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, 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. 240 on the Plan of Charlotte Park, Section IV, of record in Book 2663, page 71, Register's Office for said County, described as follows:

Beginning at a point in the westerly margin of Henry Ford Drive at the corner of Lots 239 and 240; thence with the line between said lots, northwesterly 149 feet to a point; thence northeasterly 87.2 feet to the southerly margin of Edsel Drive; thence with the margin of said Drive, southeasterly 121.3 feet to the beginning of a curve; thence around said curve, southerly 39.3 feet to the westerly margin of Henry Ford Drive; thence with the margin of the same southwesterly 63.5 feet to the point of beginning.

Being the same property conveyed to Harold A. Abrams and wife, Marie Holt Abrams, by deed from L. C. Young and wife, as of record in Book 2903, page 639, said Register's Office.

This conveyance is made subject to restrictions recorded September 5, 1958, in Book 2803, page 210, agreement filed for record September 11, 1956, in Book 2593, page 566, and the recorded Plan which shows an Owner's Certificate, a 35-foot set-back line from Henry Ford Drive and a 15-foot set-back line from Edsel Drive and a 10-foot easement along the west rear line, and an anchor easement 2.5 x 20 feet on Henry Ford Drive at the southeast corner of the lot.

This is unimproved ( ) improved (X) property, known as 6429 Henry Ford Drive (House Number) (Street) Nashville P. O. Address: Tennessee 37209 (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.

Whenever 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 11th day of July 1967

STATE TAX $ 2.25
PROBATE .50
TOTAL $ 2.75

STATE TAX $ None
PROBATE .50
TOTAL $ .50

STATE OF TENNESSEE
DAVIDSON COUNTY

JUL 14 1967

PAID JUL 17 1967

Personally appeared before me, Thos. E. Murphree, a Notary Public in and for said County and State, the within named Harold A. Abrams and wife, Marie Holt Abrams, the bargainors, 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 11th day of July 1967.

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

JUL 18 1967

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

Commission expires August 9, 1970 Notary Public Thos. E. Murphree

TENNESSEE TITLE COMPANY

PUT REVENUE STAMPS HERE:

8U123

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 19 10 53 AM '67

NOTED BOOK 116 PAGE 709

RECORDING FEE $ 3.00

DEP. REG. .50

REGISTER STAMPS BELOW

CHALMER E. NIDIFFER, ET UX
To

HAROLD A. ABRAMS, ET UX
FROM

Warranty Deed

15.50 CO

TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
LAWYERS TITLE INSURANCE CORPORATION
1964