This Instrument Prepared By:

DOBSON & JOHNSON, INC.
1109 Third National Bank Bldg.
Nashville, Tenn.

WARRANTY DEED

BOOK 4153 PAGE 409

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Arthur M. Toombs (NAME)	Dobson & Johnson, Inc. (NAME)	Map 119-14
2915 Tuggle Avenue (STREET ADDRESS OR ROUTE NUMBER)	1109 Third National Bank Bldg. (STREET ADDRESS)	Par. 158
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of $10.00----------

----------TEN AND NO/100----------*DOLLARS*
Cash paid by Arthur M. Toombs and wife, Dorothy H. Toombs, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, James E. Smith, Jr. and wife, Sarah H. Smith,

have bargained and sold, and by these presents do transfer and convey unto the said Arthur M. Toombs and wife, Dorothy H. Toombs

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. 15 on the plan of Tuggle Heights, as of record in book 1130, page 90, Register's Office for said County.

Said lot No. 15 fronts 60 feet on the westerly side of Tuggle Avenue and runs back 157.3 feet on the northerly line and 157.1 feet on the southerly line to a dead line, measuring 60 feet thereon.

Being the same real property conveyed to James E. Smith, Jr. and wife, Sarah H. Smith, by deed from Kenneth Scruggs and wife, of record in book 2957, page 155, said Register's Office.

unimproved ( )
This is improved ( ) property, known as ..... (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 Arthur M. Toombs and wife, Dorothy H. Toombs

their *heirs and assigns, forever.*

And we *do covenant with the said* Arthur M. Toombs and wife, Dorothy H. Toombs *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.*

And we, James E. Smith, Jr. and wife, Sarah H. Smith,

do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Arthur M. Toombs and wife, Dorothy H. Toombs, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 14th *day of* July, *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.*

X James E. Smith, Jr.
James E. Smith, Jr.

X Sarah H. Smith
Sarah H. Smith

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Womble, a Notary Public in and for said County and State,

James E. Smith, Jr. and wife, Sarah H. Smith

the within named 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 14th day of July, 19 67.

Beverly Womble Notary Public

Commission expires 5/18/68

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.....

$10,500.00

WARRANTY DEED

FROM

James E. Smith, Jr., et ux

TO

Arthur M. Toombs, et ux

80354

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 20 9 51 AM '67

RECORDED BOOK 116 PAGE 809

RECORDING FEE $ 3.00

DEP. REG. 1.00

Compliments of

GUARANTY TITLE COMPANY

Office of

STATE TAX $ 15.75
PROBATE 50
TOTAL $ 16.25

JUL 20 1967

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

PAID JUL 20 1967