# WARRANTY DEED

BOOK 4155 PAGE 156

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| George C. Barnes, et ux | The Prudential Insurance | 2D-6350 |
| (NAME) 1605 Southwind Drive | Company of America (NAME) | Map 134-8 |
| (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee | (STREET ADDRESS) Jacksonville, Florida | Pac. 21 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* Ten ($10.00) ---------- *DOLLARS*

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and the assumption by George C. Barnes and wife, Joyce G. Barnes of the balance of an indebtedness in the amount of $14,157.57 secured by a deed of trust, on the property herein conveyed, executed by Benjamin B. Caldwell and wife, Muriel L. Caldwell, to R. Bruce Robertson, Jr., Trustee, dated November 28, 1962, and recorded in book 3511, page 627, Register's Office for Davidson County, Tennessee, to secure the payment of a note for $15,250.00, payable as therein specified.

STATE TAX $ 26.48
PROBATE .50
TOTAL $ 26.98

JUL 25 1967

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID JUL 25 1967 mk

We, Benjamin B. Caldwell and wife, Muriel L. Caldwell

*have bargained and sold, and by these presents do transfer and convey unto the said* George C. Barnes and wife, Joyce G. Barnes, 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. 1 on the Plan of Town Park Estates, as of record in book 3300, pages 64 and 65, Register's Office for said County.

Said lot No. 1 fronts 72 feet on the southerly side of Southwind Drive and extends back 120.25 feet on the easterly line and 186.85 feet on the westerly line to a dead line measuring 92.37 feet thereon.

Being the same real property conveyed to Benjamin B. Caldwell and wife, Muriel L. Caldwell by deed from Manuel Construction Company, of record in book 3464, page 331, said Register's Office.

This conveyance is made subject to 10-foot easement for public utilities and drainage along the westerly and southerly lines of premises, 30-foot building setback line from Southwind Drive and conditions of owners certificate, as shown on plan of record in book 3300, pgs. 64 & 65, Register's Office for Davidson County, Tennessee, and to restrictive covenants of record in book 3400, page 120, as amended by instrument of record in book 3436, page 43, Register's Office for said County.

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building; Nashville, Tennessee

unimproved ( )
This is improved (X) property, known as 1605 Southwind Drive (House Number) (Street) Nashville, Tennessee 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* George C. Barnes and wife, Joyce G. Barnes *their heirs and assigns, forever.*

*And* we *do covenant with the said* George C. Barnes and wife, Joyce G. Barnes *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,* except as above stated, and taxes for the year 1967 which the Grantees agree to assume.

*And* we, Benjamin B. Caldwell and wife, Muriel L. Caldwell *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* George C. Barnes and wife, Joyce G. Barnes, their *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* our *hand* s *this* 19th *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.*

Benjamin B. Caldwell

Muriel L. Caldwell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, L. G. Le Tatom, a Notary Public in and for said County and State, the within named Benjamin B. Caldwell and wife, Muriel L. Caldwell

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 17th. day of July, 1967

L. G. Tatom, Notary Public.

Commission Expires 10/29/69

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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.....

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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.....

Consideration: 17.657.57

Rec. #6.50
Tax - 26.98
Stamps - 3.85

Lien 19472

# WARRANTY DEED

FROM

BENJAMIN B. CALDWELL AND

WIFE, MURIEL L. CALDWELL

TO

GEORGE C. BARNES AND WIFE,

JOYCE G. BARNES

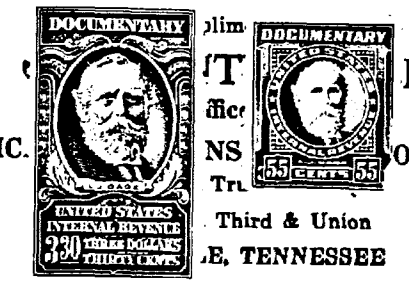
8112 4

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 25 | 08 PM '67

NOTED: BOOK 1116 PAGE 458
RECORDING FEE $ 2.00
DEP. REG. ---

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T E
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CHIC. NS OMPANY
Tru
Third & Union
E, TENNESSEE

Total: #37.33