This instrument was prepared by CLYDE P. HOLLAND, Attorney. Law Firm of Warfield, Entrekin & Jones, American Trust Building, Nashville, Tennessee.

WARRANTY DEED

BOOK 4162 PAGE 459

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT WARREN WARDEN et ux (NAME)	FIRST & MID-SOUTH MTGE CO (NAME)	
Richards Court (STREET ADDRESS OR ROUTE NUMBER)	410 UNION STREET (STREET ADDRESS)	Map 148-12
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	NASHVILLE, TENN (CITY) (ZONE) (STATE)	Par. 91

For and in Consideration of the sum of TEN AND NO/100 ($10.00) *DOLLARS* cash in hand paid by ROBERT WARREN WARDEN and wife, PATSY ANN WARDEN, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

CUMBERLAND BUILDERS, INC., has ~~xxxx~~ *bargained and sold, and by these presents do transfer and convey unto the said* Robert Warren Warden and wife, Patsy Ann Warden, 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. 106 on the Plan of Debra Heights, Section II, of record in Book 3700, page 39, Register's Office for said County, as follows: BEGINNING at a point in the easterly margin of Richards Court at the corner of Lots Nos. 105 and 106; thence with the dividing line between lots 105 and 106, eastwardly 152.76 feet to a point; thence south 4° 19' west 163.33 feet to a concrete monument; thence south 78° 07' west 29.55 feet to a point; thence with the rear line of Lots Nos. 123, westwardly 69.51 feet to a point; thence with the dividing line between Lots Nos. 106 and 107, northwestwardly 167.52 feet to a point in the easterly margin of Richards Court; thence with the easterly margin of Richards Court northwardly 45.68 feet to the point of beginning. BEING the same property conveyed to Cumberland Builders, Inc., by deed from Dodson Batson, Trustee, of record in Book 4106, page 949, Register's Office for Davidson County, Tennessee.
CONVEYANCE of this property is made subject to restrictions of record in Book 3949, page 404, said Register's Office and the Plan of record in Book 3700, page 39, said Register's Office, shows certain setback lines and easements.

This is unimproved ( ) improved ( ) property, known as ____ (House Number) Richards Court (Street) ____ P. O. Address: Nashville (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 Robert Warren Warden and wife, Patsy Ann Warden, their *heirs and assigns, forever.*

And it does ~~xx~~ *covenant with the said* Robert Warren Warden and wife, Patsy Ann Warden *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except for current taxes and as noted above.

And Cumberland Builders, Inc., does ~~xx~~ *further covenant and bind* itself, its successors ~~xxxx~~ *and representatives, to warrant and forever defend the title to the said land to the said* Robert Warren Warden and wife, Patsy Ann Warden, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 11th *day of* August, 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.*

CUMBERLAND BUILDERS, INC.

BY: _____
L. H. HARDAWAY, President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

the within named 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 ..... Tennessee, this ..... day of ....., 19.....

.....Notary Public

Commission expires .....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, [illegible], a Notary Public of the State and County aforesaid, personally appeared L. H. Hardaway with whom I am personally acquainted, and who, upon oath, acknowledged him self to be President of the Cumberland Builders, Inc., the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as President

Witness my hand and seal, at office in Nashville, Tennessee this 11th day of August, 19 67

Commission expires May 5, 1970 [illegible] Notary Public

STATE TAX $ 25.55
PROBATE .50
TOTAL $ 26.05

AUG 17 1967
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

CUMBERLAND BUILDERS, INC.

TO

ROBERT WARREN WARDEN and wife,

PATSY ANN WARDEN

84404

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

AUG 17 12 08 PM '67
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RECORDING 3.00
DEP. REG. m

