This instrument prepared by
Harry S. Lester, Attorney
1115 Stahlman Building
Nashville, Tennessee 37201

BOOK 4171 PAGE 425

WARRANTY DEED — ATTORNEYS TITLE COMPANY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dr. Stanley Bernard	Dr. Stanley Bernard	Map 119-9
(NAME:)	(NAME:)	
201 Fairfax	201 Fairfax	Par. 163-
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	132
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Sixty-one Thousand Five Hundred and

- - - - - no/100 ($61,500.00)- - - - - - - - - - - - - - - - - DOLLARS

cash, the receipt of which is hereby expressly acknowledged,



We, PAT B. POWERS and wife, MARY ANN POWERS

have bargained and sold, and by these presents do transfer and convey unto the said

DR. STANLEY BERNARD, Trustee,

his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Three tracts of land in the 6th, formerly the 9th, Civil District of Davidson County, Tennessee, described as follows:

TRACT No. 1: BEGINNING in the center of the Nolensville Turnpike at a point south 27° east 139 feet from the corner of Lot No. 1 on the plan of the James T. Patterson land as of record in the Register's Office for said County in Book 161, page 85, being Hyde's northwest corner; thence with the center of said turnpike north 27° west 60 feet; thence North 65½° east 217.8 feet to the westerly line of said Lot No. 1; thence with said line south 27° east 60 feet to Hyde's northeast corner; thence with said Hyde's northerly line south 65½° west 217.8 feet to the beginning.

TRACT No. 2: BEING Lot No. 17 on the Plan of E. T. Brown's Subdivision of part of the Patterson Tract, as of record in Book 332, page 60, Register's Office for said County, and described as follows:

BEGINNING on the westerly margin of Hogan Street at the southeast corner of Lot No. 3 on said plan; thence with the westerly margin of said street southerly 50 feet to the corner of Lots Nos. 17 and 16; thence westerly with the line between said two lots 148½ feet to the west line of said plan of lots; thence with said line northerly 124 feet to the southwest corner of Lot No. 1 on said plan; thence with the south line of lots Nos. 1, 2 and 3, easterly 146 feet to the beginning.

TRACT NO. 3: BEGINNING at the common corner of the east side of the Nolensville Road between the property of Columbia A. Hyde et al, and the property of Sam F. Waller and wife, being the northwest corner of the property conveyed by R. W. Waller and wife, Medora Waller to W. H. Hyde, by deed of record in Book 253, page 353, Register's Office for said County; running thence southwardly along the east side of the Nolensville Road as defined by fence, 10 feet 4 inces to a point; thence eastwardly 196 feet 6 inches to a point in the eastern line of said property of Columbia A. Hyde et al, said point being 7 feet 7 inches southwardly from the northeast corner of the property of Columbia A. Hyde et al; thence northwardly with theeast line of said property 7 feet 6 inches to the northeast corner of said Hyde et al, property, a common corner with the property of Sam F. Waller and wife, thence westwardly along the dividing line between said Hyde et al property and property of said Sam F. Waller and wife, 196 feet 6 inches to the point of beginning.

BEING the same property conveyed to Pat B. Powers, by deed from Lillian E. Nee Thomason of record in Book 3248, page 13, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (X) property, known as 2702 (House Number) Nolensville Road (Street) Nashville (P. O. Address: City or Town) Tennessee (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 Dr. Stanley Bernard, Trustee, his heirs and assigns, forever.

And we do covenant with the said Dr. Stanley Bernard, Trustee, 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, Pat B. Powers and wife, Mary Ann Powers, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Dr. Stanley Bernard, Trustee, his heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 7 day of August, 1967

Pat B. Powers

Mary Ann Powers

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, Carol M. Summar, a Notary Public in and for said County and State, the within named Mary Ann Powers,

one of

the bargainor.s, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12 day of August, 1967.

Carol M. Summar, Notary Public

Commission Expires May 27, 1970

STATE OF SOUTH CAROLINA
County of Richland

Personally appeared before me, Marie Alsbrook, a Notary Public in and for said County and State, the within named Pat B. Powers

one of

the bargainor.s, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Columbia, South Carolina this 7th day of August, 19 67.

Marie Alsbrook, Notary Public
Marie Alsbrook

Commission Expires at Pleasure of Governor

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

STATE TAX $ 2.25
PROBATE $ .50
TOTAL $ 2.75

SEP 18 1967

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

PAID SEP 18 1967 mk

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64520

WARRANTY DEED

FROM

Pat B. Powers, et ux

TO

Dr. Stanley Bernard, Trustee

884811

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 18 11 49 AM '67
NOTED: BOOK 117 PAGE 389
RECORDING FEE $ 2.50
DEP. REG.

Attorneys
TITLE COMPANY, INC.
NASHVILLE, TENN.

file Attorneys Title Co.