This instrument was prepared by JOHN G. DOAK, Attorney. Law Firm of Warfield, Entrekin & Jones, American Trust Building, Nashville, Tennessee.

WARRANTY DEED

BOOK 4183 PAGE 197

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GEORGE E. BELL and wife, (NAME:)	Fidelity Federal Savings & Loan Assn. (NAME:)	Map 96-14
910 Allen Rd, (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Par. 122
Nashville, Tennessee 37214 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of TEN AND NO/100---------- ----------($10.00)---------- *DOLLARS* cash in hand paid by GEORGE E. BELL and wife, ALICE C. BELL, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,



WATERFALLS DEVELOPERS, INC., has

~~have~~ bargained and sold, and by these presents do transfer and convey unto the said George E. Bell and wife, Alice C. Bell, 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. 39 of Hickory Bend Subdivision, Section 3, as of record in Book 3600, page 42, Register's Office for Davidson County, Tennessee. SAID Lot No. 39 fronts 74.72 feet along the curving westerly margin of Boulder Park Drive and runs back 172.5 feet on the southwesterly line and 178.9 feet on the northeasterly line to a witness line, measuring 102.99 feet thereon, and then continues on back in a westerly direction 45 feet, more or less, on the southwesterly line and 35 feet, more or less, on the northeasterly line to the center line of McCrory Creek. BEING part of the same property conveyed to Waterfalls Developers, Inc., by deed from Larchwood, Inc., of record in Book 4134, page 833 as amended and corrected by instrument of record in Book 4158, page 383, said Register's Office. CONVEYANCE of this property is subject to restrictions of record in Book 3642, page 478, including lien for sewerage services charges as set forth in Paragraph 17 thereof and the plan of record in Book 3600, page 42, said Register's Office, shows an owner's certificate, a 30-foot minimum building setback line from Boulder Park Drive and a 10-foot easement for public utility and drainage purposes along the easterly side of the witness line of said lot, and a 2.5 x 25-foot utility anchor easement located on the southeasterly corner of said lot, and a note stating that the elevation of the finished first floor including garage or basement must be at least 447 feet above sea level.

This is unimproved ( ) improved ( ) property, known as ..... (House Number) ..... (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 George E. Bell and wife, Alice C. Bell, their

heirs and assigns, forever.

And it does *~~do~~ covenant with the said* George E. Bell and wife, Alice C. Bell *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 current taxes and as noted above.

And Waterfalls Developers, Inc., does

~~do~~ further covenant and bind itself, its successors *~~heirs~~ and representatives, to warrant and forever defend the title to the said land to the said* George E. Bell and wife, Alice C. Bell, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 26th *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.*

WATERFALLS DEVELOPERS, INC.

BY: Marion Thurman
MARION THURMAN, President

ATTEST BY: Ralph Stevens
RALPH STEVENS, Secretary

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, B ....., 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, BENSON K. MERRITT, a Notary Public of the State and County aforesaid, personally appeared Marion Thurman, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of the Waterfalls Developers, 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 himself as President.

Witness my hand and seal, at office in Nashville, Tennessee, this 28th day of August, 19 67.

Commission expires August 5, 1968 Benson K. Merritt Notary Public

PAID OCT 23 1967

R. E. WORRALL

OCT 23 1967

STATE TAX $ 1.50
PROBATE $ .25
TOTAL $ 1.75

NC-L-1080

WARRANTY DEED

FROM WATERFALLS DEVELOPERS, INC.

TO GEORGE E. BELL and wife, ALICE C. BELL

93386

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

OCT 23 2 44 PM '67

NOTED. BOOK 117 PAGE 352
RECORDING FEE $ 3.00
DEP. REG. $

Compliments of
GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

#300.00
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