BOOK 4190 PAGE 620

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

This instrument was prepared by
Jno. B. Cobb, Jr., Attorney at Law
Stahlman Building, Nashville, Tenn.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. A. B. Sears (NAME:)	Mr. & Mrs. A. B. Sears (NAME:)	Map. 23
Lickton Pike, Nash. (STREET ADDRESS OR ROUTE NUMBER)	Lickton Pike, Nash. (STREET ADDRESS)	Par. 73
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in consideration of the sum of ----------($10.00)----------
TEN AND NO/100----------DOLLARS

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, We,

Lester E. Baker and wife, Dorothy M. Baker,

have bargained and sold, and by these presents do transfer and convey unto the said A. B. Sears and wife, Mildred J. Sears

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

A tract of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey and plat made by A. L. Nimmo, June 19 and 20, 1959, as follows:

BEGINNING at a point in the center line of Lickton Pike in the north line of a tract conveyed to Frank R. Tinnon and wife, by deed from Charles T. Galbreath and wife, of record in Book 2926, page 517, Register's Office for said County; thence with the center line of said Pike, south 10 deg. west 264 feet more or less to a point; thence south 79 deg. east 4.26 chains to the center of Whites Creek; thence with the center of said Creek, north 13 deg. east 4 chains; thence north 78 deg. west 5 chains to the point of beginning.

BEING the same property conveyed to Lester E. Baker and wife, Dorothy M. Baker, by deed from Frank R. Tinnon and wife, Sarah Wade Tinnon, of record in Book 2928, page 221, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as ---- (House Number) Lickton Pike (Street) P. O. Address: Nashville (City or Town) (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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 16th day of November, 1967

Lester E. Baker

Dorothy M. Baker

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lester E. Baker and wife, Dorothy M. Baker

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 16th day of November 19 67

Commission expires July 29, 1970

Notary Public

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

Please mail to: Bank of Goodlettsville, 100 Main, Goodlettsville, Tenn. 37072

12950.00

WARRANTY DEED

FROM

LESTER E. BAKER AND WIFE,

DOROTHY M. BAKER

TO

A.B. EZARS AND WIFE, MILDRED J. EZARS

96778

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

NOV 20 1 30 PM '67

NOTED: BOOK 117 PAGE 706
RECORDING FEE $ 3.00
DEP. REG. 4

Dec. GN. No. 140890 NN. Andrews

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

NOV 20 1967

STATE TAX $ 47.50
PROBATE
TOTAL $ 47.50

4743