WARRANTY DEED

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ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Allen Hamlett et ux.	James Allen Hamlett	6D-28715
(NAME:)	(NAME:)	Map 146-16
5028 Trousdale Drive	5028 Trousdale Drive	Pcl. 130
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	ew
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Eighteen Thousand Five Hundred and no/100 ----------

----------($18,500.00) ---------- *DOLLARS*

of which $3,368.45 has been paid in cash by James Allen Hamlett and wife, Effie Margaret Hamlett, the receipt of which is hereby acknowledged, and for the remainder the said James Allen Hamlett and wife have assumed and agree to pay the unpaid balance of $15,181.55 of an original indebtedness of $15,700.00 secured by deed of trust of record in book 3904, page 699, Register's Office for Davidson County, Tennessee,

We, Charles W. Wilson and wife, Patricia M. Wilson,

have bargained and sold, and by these presents do transfer and convey unto the said James Allen Hamlett and wife, Effie Margaret Hamlett, 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. 228 on the Plan of Section II, Crieve Hall Estates, of record in Book 2133, page 45, Register's Office for said County, described as follows:
Beginning at a point on the easterly margin of Trousdale Drive, at a concrete monument at the beginning of a curve, at the intersection of said Drive and Barrywood Drive; thence with said curve, southeasterly 39.27 feet to a point on the northerly margin of Barrywood Drive; thence with the margin of said Drive, easterly 130 feet to a concrete monument; thence north 18° 14' east 200 feet to a concrete monument; thence north 75° 42' west 155 feet to a concrete monument in the easterly margin of Trousdale Drive; thence with the margin of said Drive, southerly 175 feet to the beginning.
Being the same real property conveyed to Charles W. Wilson and wife, Patricia M. Wilson, by deed from John Harold Wallace and wife, of record in book 3904, page 695, said Register's Office.

This conveyance is made subject to 10-foot easement for public utilities along the northerly and easterly lines of premises, 30-foot building setback line from Barrywood Drive, 50-foot building setback line from Trousdale Drive, and conditions of owners certificate, as shown on plan of record in book 2133, page 45, Register's Office for said County; and to restrictive covenants of record in book 2146, page 138, as amended by an instrument in book 2153, page 523, said Register's Office.

STATE TAX $ 27.75
PROBATE .50
TOTAL $ 28.25

This Instrument Was Prepared By
Dewey W. Pedigo
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

NOV 21 1967
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID NOV 21 1967

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unimproved ( )
This is improved (X) property, known as 5028 Trousdale Drive, Nashville, Tennessee
(House Number) (Street) 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 James Allen Hamlett and wife, Effie Margaret Hamlett, *their heirs and assigns, forever.*

And we *do covenant with the said* James Allen Hamlett and wife, Effie Margaret Hamlett *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 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* James Allen Hamlett and wife, Effie Margaret Hamlett, *their heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand*s *this* 14th *day of* November, *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.*

Charles W. Wilson

Patricia M. Wilson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, [signature], a Notary Public in and for said County and State, the within named Charles W. Wilson and wife, Patricia M. Wilson,

the bargainors, 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 18 day of November, 19 67

[signature], Notary Public.

Commission Expires Aug 1 1971

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.....

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.....

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CHICAGO TITLE COMPANY

Compliments of

GUARANTY TITLE

Office of

969991

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

NOTED: BOOK 477 PAGE 216
RECORDING FEE $ 2.20
DEP. REG. ____

Nov 21 1 43 PM '67

TO

James Allen Hamlett et ux.

FROM

Charles W. Wilson et ux.

WARRANTY DEED

Mail to: James A. Hamlett et ux.
1505 Acklen Ave.
Nashville, Tenn.

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