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

WARRANTY DEED

BOOK 4199 PAGE 255

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
JAMES PAUL POYNOR, JR., et ux (NAME:)	SAME (NAME:)	Map 145-14
6004 ROBERT E. LEE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 3
NASHVILLE, TENNESSEE (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Pal

For and in Consideration of the sum of TEN AND NO/100---------- ----------($10.00)---------- *DOLLARS* cash in hand paid by JAMES PAUL POYNOR, JR., and wife, SARAH FUGITT POYNOR, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

HAURY & SMITH CONTRACTORS, INC., has ~~bargained~~ *and sold, and by these presents do transfer and convey unto the said* JAMES PAUL POYNOR, JR., and wife, SARAH FUGITT POYNOR, 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. 140 on the Plan of Tyne Valley Estates, Section 9, as of record in Book 3700, page 65, said Register's Office for Davidson County, Tennessee.

SAID Lot No. 140 fronts 180 feet along the northerly margin of Robert E. Lee Drive and runs back 304.4 feet on the westerly side and 294.3 feet on the easterly line to a line at the rear measuring 195.4 feet thereon.

BEING part of the same property conveyed to Haury & Smith Contractors, Inc., by deed from H & S Development Company, Inc., of record in Book 4160, page 680, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restrictions of record in Book 4016, page 632, said Register's Office and the Plan of record in Book 3700, page 65, said Register's Office, shows owner's certificate, a minimum building setback line from Robert E. Lee Drive to be set by the City of Forrest Hills, and a 10-foot easement for public utility and drainage purposes along rear line of lot, and a 2.5 x 25 foot utility anchor easement located on southeasterly and southwesterly corners of said lot.

unimproved ( ) This is improved ( ) property, known as 6004 (House Number) ROBERT E. LEE DRIVE (Street) NASHVILLE (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 PAUL POYNOR, JR., and wife, SARAH FUGITT POYNOR, their *heirs and assigns, forever.*

And it does ~~xx~~ *covenant with the said* JAMES PAUL POYNOR, JR., and wife, SARAH FUGITT POYNOR *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 HAURY & SMITH CONTRACTORS, 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* JAMES PAUL POYNOR, JR., and wife, SARAH FUGITT POYNOR, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands *this* 5th *day of* December, *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.*

HAURY & SMITH CONTRACTORS, INC.

BY: Karl E. Haury

KARL E. HAURY, President

ATTEST BY: Reese L. Smith Jr.

REESE L. SMITH, JR., Secretary

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, Notary Public *a Notary Public of the State and County aforesaid, personally appeared* Karl E. Haury *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* HAURY & SMITH CONTRACTORS, 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* 5th *day of* December, *19* 67.

My Commission Expires Jan. 18, 1969

Commission expires.....

.....*Notary Public*

Amer Title Co. G. 1417P1
$5,500.00
No Rec Fee/Sur

WARRANTY DEED

FROM
HAURY & SMITH CONTRACTORS, INC.

TO
JAMES PAUL POYNOR, JR., and wife,

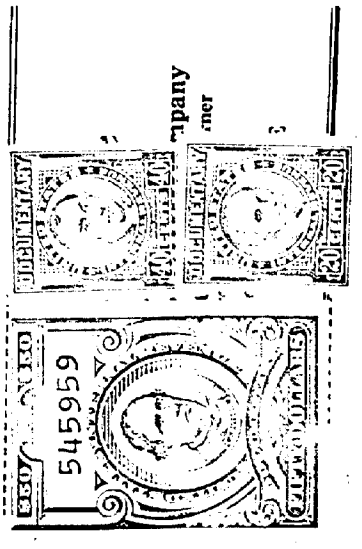
SARAH FUGITT POYNOR

00450

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 20 1 51 PM '67

NOTES BK. 118 PAGE 23
RECORDING FEE $ 3.00
DEP. REG. C



STATE TAX $ 6870
PROBATE
TOTAL $ 69.50

DEC 20 1967

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID DEC 20 1967