This instrument was prepared by CLYDE P. HOLLAND, Attorney. Law Firm of Warfield, Entrekin & Jones, American Trust Bldg., Nashville, Tennessee.

WARRANTY DEED

BOOK 4199 PAGE 321

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN W. TAYLOR, JR., et ux (NAME:)	FIRST & MID-SOUTH MORTGAGE CO. (NAME:)	Map 59-11
702 ROWAN DRIVE (STREET ADDRESS OR ROUTE NUMBER)	410 UNION STREET (STREET ADDRESS)	Par. 13
NASHVILLE, TENNESSEE (CITY) (P. O. ZONE) (STATE)	NASHVILLE, TENNESSEE (CITY) (ZONE) (STATE)	MO

For and in Consideration of the sum of TEN AND NO/100 ($10.00) *DOLLARS* cash in hand paid by JOHN W. TAYLOR, JR., and wife, OVETA R. TAYLOR, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

CUMBERLAND BUILDERS, INC., has ~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* JOHN W. TAYLOR, JR., and wife, OVETA R. TAYLOR, 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. 320, Haynes Manor, Section II, as of record in Book 3700, page 88, Register's Office for Davidson County, Tennessee.

SAID Lot No. 320 fronts 70 feet along the northwesterly margin of Rowan Drive and runs back 130 feet between parallel lines to a line at the rear measuring 70 feet thereon.

BEING part of the same property conveyed to Cumberland Builders, Inc., by deed from Lineberger Development Co., of record in Book 4104, page 635, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is subject to restrictions of record in Book 4062, page 443, as amended in Book 4081, page 854, said Register's Office, and to the Plan of record in Book 3700, page 88, said Register's Office, showing an owner's certificate, a 30-foot minimum building setback line from Rowan Drive and a 30-foot easement for public utility and drainage purposes along the rear line of lot.

unimproved ( )
This is improved ( ) property, known as 702 (House Number) ROWAN DRIVE (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 JOHN W. TAYLOR, JR., and wife, OVETA R. TAYLOR, their *heirs and assigns, forever.*

And it does ~~do~~ *covenant with the said* JOHN W. TAYLOR, JR., and wife, OVETA R. TAYLOR *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 CUMBERLAND BUILDERS, INC., does ~~xxx~~ *further covenant and bind* itself, its successors ~~xxxx~~ *and representatives, to warrant and forever defend the title to the said land to the said* JOHN W. TAYLOR, JR., and wife, OVETA R. TAYLOR, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 15th *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.*

CUMBERLAND BUILDERS, INC.

BY: L. H. HARDAWAY

L. H. HARDAWAY, President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 4199 PAGE 322

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, ..., *a Notary Public of the State and County aforesaid, personally appeared* L. H. Hardaway, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* CUMBERLAND BUILDERS, 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* 15th *day of* December, *19* 67

Commission expires 5-3-70

.....*Notary Public*

14, 850.00

WARRANTY DEED

FROM

CUMBERLAND BUILDERS, INC.

TO

JOHN W. TAYLOR, JR., and wife,

OVETA R. TAYLOR

00479

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 20 3 41 PM '67

NOTED BOOK 118 PAGE 34

RECORDING FEE 3.00

DEP. REG. JM

STATE TAX $ 22.28
PROBATE .50
TOTAL $ 22.78

DEC 20 1967

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

PAID BY

DOCUMENTARY TAX STAMPS

Mail to: Peoples Bank & Trust Co.
1009 Nolan Bank & Trust Bldg.
37201