WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO. BOOK 4200 PAGE 302

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fletcher M. Simmons	~~same~~ Fidelity Federal Savings & Loan	Map 51-11
(NAME:)	(NAME:)	
Oakland Acres Drive	~~same~~ 401 Union Street	Par. 91 R.S
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tennessee	~~same~~ Nashville, Tenn. 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in consideration of the sum of Ten and No/100 ($10.00) **DOLLARS**

Cash in hand paid by Fletcher M. Simmons and wife, Nola B. Simmons and other good and valuable considerations the receipt of which is hereby acknowleged,

Hardcastle Construction Company, Inc.

have bargained and sold, and by these presents do transfer and convey unto the said Fletcher M. Simmons and wife, Nola B. Simmons

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. 18 on the Plan of Oakland Acres, Section Eleven, as of record in Book 3700, page 26, Register's Office for Davidson County, Tennessee.

SAID Lot No. 18 fronts 112.0 feet on the west side of Oakland Acres Drive and extends back between parallel lines 194.82 feet to a dead line in the rear on which it measures 112.0 feet.

BEING part of the same property conveyed to Hardcastle Construction Company, Inc., by deed from W. R. Yearwood, a widower, of record in Book 3819, page 274, Register's Office for Davidson County, Tennessee.

This is unimproved / improved (X) property, known as 1420 (House Number) Oakland Acres Dr. (Street) Madison, Tennessee 37115 (P. O. Address: 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.

In witness whereof, the said Hardcastle Construction Company, Inc., has caused its ~~name hereto subscribed this day of~~ corporate name to be hereunto subscribed by its duly authorized officers at Nashville, Tennessee, this 8th day of December, 1967.

Hardcastle Construction Company, Inc.

BY _____

President

STATE OF TENNESSEE
Davidson County

BOOK 4200 PAGE 303

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 _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, John D. Batson, a Notary Public within and for the State and County aforesaid, personally appeared Clyde Hardcastle with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and _____ respectively of the Hardcastle Construction Company, Inc. the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Clyde Hardcastle as such President.

Witness my hand and official seal at office at Nashville, Tennessee on this the 8TH day of December, 1967.

My commission expires JAN. 21ST 1971

John D. Batson
Notary Public

1-10-17863

825,750

WARRANTY DEED

FROM

Hardcastle Construction Company, Inc.

TO

Fletcher M. Simmons and wife, Nola B. Simmons

Prepared by Caesar E. Urrutia, Atty.
601 Stahlman Bldg., Nashville, Tenn.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

00875

FELIX Z. WILSON II R[illegible]
DAVIDSON COU[illegible]
STATE OF TEN[illegible]

DEC 27 5 49 AM '67
REGISTRATION 118
RECORDING FEE 3.00
DEP. REG. 2

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

PAID DEC 27 1967

DEC 27 1967

STATE TAX $ 375
PROBATE .50
TOTAL $ 375