New Owners: Dorris E. Bennett et ux
Address: 3913 Thackery Drive
Nashville, Tenn.

BOOK 4212 PAGE 102

Map 72-9
Pat. 17-18

WARRANTY DEED — MADISON TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. 12DA46640 & 12DA46635
SEND TAX NOTICES TO: (same as above)
ADDRESS: (same)

For and in Consideration of the sum of TEN AND NO/100---------- ($10.00) ------ DOLLARS cash in hand paid by the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged,

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear, or affirm, that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 10,000., which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Dorris E Bennett
Affiant

Subscribed and sworn to before me this the 15 day of Feb. 1968

James A. Lesemann
Notary Public at Large

Commission Expires: 4-14-71

I, RUBY G. GRAVES, A WIDOW, hereinafter called the grantor,

have bargained and sold, and by these presents do transfer and convey unto DORRIS E. BENNETT AND WIFE, JEANETTE PEERY BENNETT, herein called the grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Parcel No. 1:
Land in Davidson County, Tennessee, being the northerly 150 feet of the westerly 50 feet of Lot No. 48 on the Plan of Walnut Grove Subdivision of Lot No. 5 of the Stull Tract, as of record in Book 332, page 34, Register's Office for said County.

Said part of Lot No. 48 fronts 50 feet on the southerly side of Cherokee Avenue and extends back between parallel lines 150 feet to a dead line.

Being part of the real property conveyed to C. L. Graves and wife, Ruby G. Graves, by deed from H. C. Webb and wife, of record in Book 1323, page 260, Register's Office for said County, the said C. L. Graves having since died.

Parcel No. 2:
Land in Davidson County, Tennessee, being the easterly 50 feet of Lot No. 46 on the Map of Walnut Grove Subdivision of Lot No. 5 of the Stull Tract, as of record in Book 332, page 34, Register's Office for said County.

Said part of said Lot No. 46 fronts 50 feet on the south side of Cherokee Avenue, and runs back 364.4 feet on the east line and 361.2 feet, more or less, on the west line, to a dead line, on which it measures 50 feet thereon.

Being the same property conveyed to Ruby Griffey Graves by deed from Charles M. Oglesby and wife, of record in Book 2878, page 201, Register's Office for said County.

(This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tennessee.)

Included in the above description, but expressly excluded therefrom, is property condemned by the State of Tenn., a certified copy of judgment being of record in Book 4184, page 357, said Register's Office, described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 46 on the Map of Walnut Grove Subdivision of Lot No. 5 on the Stull Tract, as of record in Book 332, page 34, Register's Office for said County.

Beginning at a point in R. G. Graves' northwest property corner, said point being also in the south margin of Cherokee Avenue; thence running South 79° 16' 59" East, 50 feet along Graves' northerly boundary line to a point; thence running southwest 68 feet, more or less, to a point on Graves' westerly boundary line; thence running North 10° 44' East, 45 feet along Graves' westerly boundary line back to the point of beginning, containing 1125 square feet.

It is hereby understood that Ruby G. Graves and Ruby Griffey Graves are one and the same person.

This is improved property, known as 910 Cherokee Avenue, Nashville, Tennessee, and 912 Cherokee Avenue, Nashville, Tennessee.

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 I do covenant with the said grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, the said grantor, do further covenant and bind myself, my 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.

Witness my hand this 15th day of February, 1968.

Ruby G. Graves
(Ruby G. Graves)

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruby G. Graves, a widow,

the bargainor ..., with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee, this 15th day of February, 1968

James A. Leeman, Notary Public

Commission Expires 4-14-71

STATE OF ...
County of ...

Personally appeared before me, ..., Notary Public in and for said County and State, the within named ...

the bargainor ..., with whom I am personally acquainted, and who acknowledges 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

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

BOOK 4212 PAGE 405

WARRANTY DEED

FROM

RUBY G. GRAVES, A WIDOW

TO

DORRIS E. BENNETT ET UX

STATE TAX $ 26.00
PROBATE .50
TOTAL $ 26.50

FEB 16 1968

FELIX Z. WILSON, II
COUNTY REGISTER
DAVIDSON COUNTY, TENN.

Madison Title Company
MADISON, TENNESSEE

06033

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 16 10 47 AM '68
NOTED BOOK 118 PAGE 277
RECORDING FEE $ 6.00
DEP. REG. R