This instrument was prepared by CLYDE P. HOLLAND, Attorney, Law Firm of Warfield, Entrekin & Jones, Third National Bank Bldg., Nashville, Tenn.

WARRANTY DEED

BOOK 4212 PAGE 492

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ALFRED D. CARUTHERS et ux (NAME:)	First and Mid-South Mort. Co. (NAME:)	
3403 Oak Cliff Drive (STREET ADDRESS OR ROUTE NUMBER)	410 Union Street (STREET ADDRESS)	Map 97-9
Nashville, Tennessee 37214 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 25

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------
----------($10.00)---------- Dollars,
cash in hand paid by Alfred D. Caruthers and wife, Martha H. Caruthers and other good and valuable consideration,s the receipt of all of which is hereby acknowledged,

Ralph Stevens Construction Company, Inc., has
bargained and sold, and do hereby transfer and convey unto the said Alfred D. Caruthers and wife, Martha H. Caruthers, their
successors), heirs and assigns,
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 32 on the Plan of Hickory Bend Subdivision, Section 7, as of record in Book 3600, page 29, Register's Office for Davidson County, Tennessee.
SAID Lot No. 32 fronts 74.85 feet along the curving southwesterly side of Oak Cliff Drive and runs back 100 feet on the westerly line and 160 feet on the southeasterly line to a line at the rear measuring 81.1 feet thereon.
BEING part of the same property conveyed to Ralph Stevens Construction Company, Inc. by deed from Waterfalls Developers, Inc., of record in Book 4145, page 283, Register's Office for Davidson County, Tennessee.
Conveyance of this property is made subject to restrictions of record in Book 3642, page 478, said Register's Office with particular reference to No. 17, and the Plan of record in Book 3600, page 29, said Register's Office, shows an Owner's Certificate, a 30-foot minimum building setback line from Oak Cliff Drive and a 10-foot easement for public utility purposes along the rear line of said lot.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,500.00

Subscribed and sworn to before me, this the 9 day of February, 1968

Affiant Alfred D. Caruthers

My commission expires April 26, 1971 (Affix Seal)

Notary Public Harold L. Cobb

This is unimproved / improved property, known as 3403 (House Number) Oak Cliff Drive (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Alfred D. Caruthers and wife, Martha H. Caruthers
successors),
heirs and assigns forever. It covenant that it is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. except for current taxes and as noted above
It further covenant and bind itself, its successors heirs and representatives, to warrant and forever defend the title to said real estate to said Alfred D. Caruthers and wife, Martha H. Caruthers their
successors, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 9th day of February, 1968, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

RALPH STEVENS CONSTRUCTION COMPANY, INC.

BY: Ralph Stevens
Ralph Stevens, President

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, ..., *a Notary Public of the State and County aforesaid, personally appeared* Ralph Stevens, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Ralph Stevens 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 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* 9th *day of* February, *19*68.

Commission expires 5-3-70 .....*Notary Public*

06075

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 16 12 50 PM '68
NOTED: BOOK 118 PAGE 279
RECORDING FEE $ 3.00
DEP. REG. R

STATE TAX $ 42.90
PROBATE .50
TOTAL $ 43.40

FEB 16 1968

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

WARRANTY DEED

FROM

RALPH STEVENS CONSTRUCTION CO., INC.

TO

ALFRED D. CARUTHERS
and wife
MARTHA H. CARUTHERS

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

WARFIELD, EVERETT & JONES
8TH FLOOR - THIRD NATIONAL BANK BLDG.
37219