ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr. & Mrs. Charles N. Abee, (NAME)	Guaranty Mortgage Company, (NAME)	2D-16650
816 Irma Drive, (STREET ADDRESS OR ROUTE NUMBER)	316 Union St., (STREET ADDRESS)	BOOK 4225 PAGE 209
Antioch, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	

This instrument prepared by Theodore H. Pailet, 1906 South St., Nashville, Tenn.

For and in consideration of the sum of Ten and No/100 - ($10.00) - - - - - - - - - - - - - - DOLLARS cash in hand paid by Charles N. Abee and wife, Ruth V. Abee

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, Hallmark Construction Company, a Tennessee Corporation with its principal office and place of business at Nashville, Tennessee,

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, 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. 128 on the Plan of Debra Heights, Section 2, as of record in Book 3700, page 39, Register's Office for Davidson County, Tennessee. Said Lot No. 128 fronts 69.64 feet on the northerly margin of Irma Drive and extends back 203.07 feet on the westerly line and 205.71 feet on the easterly line to a line in the rear on which it measures 103.75 feet.

Being part of the same property conveyed to Hallmark Construction Company by deed from Dodson Batson, Trustee, of record in Book 4129, page 288, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

The 1968 taxes have been prorated and are hereby assumed by the purchasers.

This is improved (X) property, known as 816 Irma Drive, Antioch, Tenn.
(House Number) (Street) (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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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. Whenever 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 GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 3rd day of April, 1968.

Hallmark Construction Company

Attest: ______________ By: Theodore H. Pailet
Theodore H. Pailet, President

STATE OF TENNESSEE }
DAVIDSON COUNTY }

Before me, A. M. Tenison, a Notary Public within and for the State and County aforesaid, personally appeared Theodore H. Pailet XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX with whom I am personally acquainted and who upon (his oath) XXXXXXXXX acknowledged (himself) XXXXXX to be the President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX of the Hallmark Construction Company the within named bargainor, a corporation, and that (he) XXX as such President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Theodore H. Pailet as such President XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX

Witness my hand and official seal at office at Nashville, Tennessee on this the 3rd day of April, 1968.

My commission expires February 16, 1969 — A. M. Tenison, Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

FROM

GUARANTY MORTGAGE CO. OF NASHVILLE

Hallmark Construction Company

To

Charles N. Abee, et ux

REGISTER STAMP BELOW

The actual consideration for this transfer or value of property (whichever is greater) is ... 15,500.00

3rd April 68

A. M. Tenison, Notary Public
My Commission Expires: Feb. 16, 1969

PUT REVENUE STAMPS HERE:

GUARANTY MORTGAGE CO. OF NASHVILLE

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

BOOK 4225 PAGE 210

11748

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

Apr 5 10 39 AM '68

RECORDING FEE $ 3.00

DEP. REG.

STATE TAX $ 40.30

PROBATE .50

TOTAL $ 40.80

APR 5 1968

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