WARRANTY DEED

BOOK 4227 PAGE 652

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Burton T. Creswell, et ux	Burton P. Creswell, et ux	7DA-44050
(NAME:) 2529 Hobbs Rd.	(NAME:) 3200 Trimble Rd.	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS) Nashville, Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Twenty Thousand Five Hundred and No/100 ($20,500.00) *DOLLARS* cash in hand paid by Burton P. Creswell and wife, Virginia A. Creswell, the receipt of which is hereby acknowledged,

This Instrument Was Prepared By
Phillip Saindon
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

We, Luther T. Alexander Jr. and wife, Klara Pryor Alexander *have bargained and sold, and by these presents do transfer and convey unto the said* Burton P. Creswell and wife, Virginia A. Creswell, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being lot No. 44 on the Plan of B. N. Stammer's Subdivision as of record in book 1424, page 23, Register's Office for Davidson County, Tennessee. Said lot No. 44 begins at a point in the southerly margin of Hobbs Road at the common corner of lots Nos. 42 and 44; thence southerly with the westerly line of lot No. 42, 239.08 feet to a point being the common corner of lots Nos. 42, 43, 44 and 45; thence westerly with the northerly line of lot No. 45, 100 feet to the easterly margin of an unnamed street; thence with the margin of said unnamed street northerly 219.4 feet to a point; thence around a curve, which is an arc of 59° having a radius of 31.42 feet to a point in the southerly margin in Hobbs Road; thence along the southerly margin of Hobbs Road 80 feet to the point of beginning.
Being the same property conveyed to Luther T. Alexander, Jr. and wife, Klara Pryor Alexander, by deed from J. E. Moss, a partner in the partnership of Moss and Alexander, of record in book 1944, page 593, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to 10-foot easement for public utility purposes along rear line of premises, 60-foot building setback line from Hobbs Road and 40-foot building setback line from unnamed street as shown on plan in book 1424, page 23, and by instrument of record in book 1851, page 469, said Register's Office, the 40-foot building setback line was reduced to 20 feet, and to restrictive covenants contained in an instrument of record in book 1514, page 480, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $20,500.00

Subscribed and sworn to before me, this the 15 day of June 1968

Affiant

My commission expires: Jan. 18, 1972 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (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 Burton T. Creswell and wife, Virginia A. Creswell, their *heirs and assigns, forever.*

And We *do covenant with the said* Burton T. Creswell and wife, Virginia A. Creswell *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.*

And We, Luther T. Alexander, Jr. and wife, Klara Pryor Alexander *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Burton T. Creswell and wife, Virginia A. Creswell, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand*s *this* 15th *day of* April, *19* 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Luther T. Alexander Jr.

Klara Pryor Alexander

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Lois M Houston, *a Notary Public in and for said County and State, the within named* Luther T. Alexander Jr. and wife, Klara Pryor Alexander

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

Witness my hand and official seal at Nashville, *Tennessee, this* 15 *day of* April, *19* 68.

Lois M. Houston, *Notary Public.*

Commission Expires Jan 18 1972

STATE OF
COUNTY OF

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....., *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*....., *with whom I am personally acquainted, and who, upon oath, acknowledged*.....*self to be*..... .....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such*....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by*.....*self as*.....

Witness my hand and seal, at office in....., *this*.....*day of*....., *19*.....

.....
Notary Public

Commission Expires.....

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STATE TAX $ 53.30
PROBATE .50
TOTAL $ 53.80

APR 16 1968

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

WARRANTY DEED

FROM

Luther T. Alexander and

Wife Klara Pryor Alexander

TO

Burton P. Creswell and wife

Virginia A. Creswell

12848

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 16 1 00 PM '68

RECORDED BOOK 118 PAGE 586
RECORDING FEE $ 60
DEP. REG. R

Compliments of

GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE