Prepared by: Earl Thompson, Attorney at Law
415 Nashville Trust Bldg., Nashville, Tennessee

WARRANTY DEED

BOOK 4231 PAGE 961

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gilbert F. Swinea, et ux (NAME)	Same (NAME)	Map 53-2
1410 Bryan Street (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par. 30-50
Old Hickory, Tennessee (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Nine Thousand ($9,000.00) * * * * * * *
* *DOLLARS*
cash in hand paid, the receipt of which is hereby acknowledged,

We, Lowell L. Williams and wife, Bessie M. Williams *have bargained and sold, and by these presents do transfer and convey unto the said* Gilbert F. Swinea and wife, Myrtle C. Swinea and their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Two tracts of land in said County, described as follows:
TRACT NO. 1:

Being lot No. 282-A of Re-Subdivision of Parcel "B", Section "C-2" on the Plan of E. I. du Pont de Nemours and Company's Subdivision, as of record in Book 1835, page 53, Register's Office for said County.
Said Lot No. 282-A lies immediately west of lot No. 282 of Section "C-1", said plan, as of record in Book 1424, page 130, said Register's Office.
Said Lot No. 282-A measures 57 feet on the westerly line of Lot No. 282 and extends back 162.4 feet on the northerly line and 98.4 feet on the southerly line to a dead line, measuring 85.5 feet thereon.
Being the same property conveyed to Lowell L. Williams and wife, Bessie M. Williams, by deed from E. I. du Pont de Nemours and Company, of record in Book 2011, page 110, said Register's Office.

TRACT NO. 2:
Being Lot No. 282 on the Plan of Section "C-1", and part of Section "C", of E. I. du Pont de Nemours and Company's Subdivision, as of record in Book 1424, page 130, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9,000.00 — Gilbert F. Swinea, Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF May 1968

[redacted]: A. Gentry, Deputy Register

Said Lot No. 282 fronts 57 feet on the westerly margin of Bryan Street and extends back between parallel lines 160 feet to a dead line.
Being the same property conveyed to Lowell L. Williams and wife, Bessie M. Williams, by deed from E. I. du Pont de Nemours and Company, of record in Book 1939, page 38, said Register's Office.

Title is conveyed to this property subject to:

Easement of record in Book 662, page 743; easement of record in Book 626, page 556; applying to Tracts 1 and 2 of premises.

Public utility easements as set out on plan of record in Book 1424, page 130; permanent easement 10 feet wide for utilities and special easement 9.5 feet wide for sewer, water, electric and/or telephone cable, and all rights in connection with said easements, as set out in plan of record in Book 1939, page 38; applying to Tract 1 of premises.

Public utility easements and special utility easements requirements as set out in plan of record in Book 1835, page 53; utility easements and 20-foot easement across westerly side of lot for private road and utilities and road crossing said easement; restriction of use for lot 282-A as set out ~~in Book 1424 page 66~~ on owner's certificate of record in Book 1835, page 53; and two permanent easements 10 feet wide for utilities with all rights in connection with said easements as set out in deed of record in Book 2011, page 110, Register's Office for said County; applying to Tract 2 of premises.

This is unimproved ( ) improved ( ) property, known as 1410 Bryan Street, Old Hickory, Tennessee
(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 Gilbert F. Swinea and wife, Myrtle C. Swinea *and their heirs and assigns, forever.*

And we *do covenant with the said* Gilbert F. Swinea and wife, Myrtle C. Swinea *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, Lowell L. Williams and wife, Bessie M. Williams *do further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Gilbert F. Swinea, Myrtle C. Swinea and their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 29 *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.*

/Lowell L Williams

/Bessie M Williams

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mildred S. Stewart, *a Notary Public in and for said County and State, the within named* Lowell L. Williams and wife, Bessie M. Williams

*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 Old Hickory, *Tennessee, this* 29 *day of* April, *19*68.

Mildred S. Stewart, *Notary Public.*

Commission Expires 11-4-70

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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WARRANTY DEED

FROM

LOWELL L. WILLIAMS, ET UX

TO

GILBERT F. SWINEA, ET UX

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

14726

STATE TAX $ 23.40
PROBATE .50
TOTAL $ 23.90

MAY 1 1968

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

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 1 11 35 AM '68

NOTE BOOK 118 PAGE 672

RECORDING FEE $ 6.00

DEP. REG. 5