WARRANTY DEED

BOOK 4232 PAGE 679

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John B. Adams et ux.	Prudential Insurance Company	9D-5666
8080 Sawyer Brown Road (NAME: / STREET ADDRESS OR ROUTE NUMBER)	Mortgage Loan Servicing Division P. O. Box 2202 (STREET ADDRESS)	MAP 128-14
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Jacksonville, Florida 32203 (CITY) (ZONE) (STATE)	PAR. 4

FOR AND IN CONSIDERATION of the sum of Fifteen Thousand Seven Hundred Thirty-three and 54/100 ($15,733.54) *Dollars,*

of which $1,500.00 has been paid in cash by John B. Adams and wife, Peggy S. Adams, the receipt of which is hereby acknowledged; and for the remainder assume and agree to pay the balance of $14,233.54 of an original indebtedness of $14,700.00 secured by deed of trust exec uted by John A. Bender and wife, Betty E. Bender, to R. Bruce Robertson, Jr., Trustee, of record in book 3981, page 819 of the Register's Office for Davidson County, Tennessee.

We, John A. Bender and wife, Betty E. Bender

have this day bargained and sold, and do hereby transfer and convey unto the said John B. Adams and wife, Peggy S. Adams, their ~~GRANTEE~~, *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being lot No. 4 on the Plan of Harpeth Park, Section 1, as of record in book 3600, page 92, Register's Office for said County.
Said lot No. 4 fronts 90.0 feet along the easterly side of Sawyer Brown Road and runs back between lines 169.15 feet on the south side and 169.55 feet on the north side, to a line on the rear on which it measures 98.65 feet.
Being the same property conveyed to John A. Bender and wife, Betty E. Bender, by deed from A. E. Turner and wife, of record in book 3981, page 818, said Register's Office.

This conveyance is made subject to 5-foot utility easement, sewer easement, 50-foot setback line from Sawyer Brown Road and conditions of owners certificate as shown on plan of record in book 3600, page 92, Register's Office for said County; and to restrictive covenants contained in instrument of record in book 3844, page 701, said Register's Office.

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 15,733.54

Subscribed and sworn to before me, this the 3rd day of May, 1968

My commission expires: 10-18-69 (Affix Seal)

× John B. Adams
Affiant

L. R. Jarvis Jr.
Notary Public

This is unimproved ( ) improved ( ) property, known as 8080 Sawyer Brown Road, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said John B. Adams and wife, Peggy S. Adams, their ~~GRANTEE~~, *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* John B. Adams and wife, Peggy S. Adams, their ~~GRANTEE~~, *heirs and assigns, against the lawful claims of all persons.*

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

✓ John A. Bender

✓ Betty E. Bender

BOOK 4232 PAGE 680

MICHIGAN
STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ }
WASHTENAW

Personally appeared before me, William R. Spokes, *a Notary Public in and for said County and State,* John A. Bender and wife, Betty E. Bender, *the within named bargainors, 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~~ Michigan, *this* 24th *day of* April, *19* 68

WILLIAM R. SPOKES
Notary Public, Washtenaw County, Mich.
My Commission Expires Dec. 7, 1969

William R. Spokes *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.....

Rush!

15072

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 3 2 48 PM '68
NOTE BOOK 118 PAGE 687
RECORDING FEE $ 3.00
DEP. REG. .....

STATE TAX $ 40.82
PROBATE .50
TOTAL $ 41.32

MAY 3 1968

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

Ref.

Guar. Title 195507

WARRANTY DEED

FROM
John A. Bender et ux.

TO
John B. Adams et ux.

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