BOOK 4233 PAGE 287

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Melvin A. Ferrell	S.A M E	MAP 98
(NAME:) 719 Dickerson Road	(NAME:)	P/O PAR 48
(STREET ADDRESS OR ROUTE NUMBER) Goodlettsville, Tenn. 37072	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) ---------- *Dollars,*
and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, Thomas Franklin Barnes and Hilda Hagar Barnes, William Robert Bruce and Mary Hagar Bruce, William David Hagar and Carmen Fuller Hagar, James Henderson Hagar and Opal Wolfe Hagar, and Henry Huston Hagar and Glcria Ferguson Hagar,

have this day bargained and sold, and do hereby transfer and convey unto the said
Melvin A. Ferrell and wife, Alene Estes Ferrell, their XXXXXXX, *heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Land in the 4th Civil District of Davidson County, Tennessee, described according to a survey made by John M. Sullivan, Surveyor, September 10, 1966, as follows:

Beginning on the easterly margin of Earhart Road at a point 324.9 feet north of the northwest corner of the property conveyed to Herman F. Odum and wife, of record in Book 4183, page 369, Register's Office for said County; thence south 85° 58' east 1,483.9 feet; thence north 4° 27' east 141.6 feet; thence north 85° 58' west 1,552.86 feet to the easterly margin of Earhart Road; thence with the same south 18° 27' east 177.10 feet to the beginning, containing 5.56 acres, more or less.

Being the same property conveyed to Thomas Franklin Barnes and Hilda Hagar Barnes, William Robert Bruce and Mary Hagar Bruce, William David Hagar and Carmen Fuller Hagar, James Henderson Hagar and Opal Wolfe Hagar, and Henry Huston Hagar and Gloria Ferguson Hagar, by deed from Jas. E. Covington, Clerk and Master, of record in Book 4027, page 383, Register's Office for Davidson County, Tennessee.

This conveyance subject to the Restrictions set out opposite hereto:

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

1. 200Ft. in depth from Earhart Rd. limited to Residential, with no barns.
2. No house trailers allowed.
3. Residence must be at least 1100 Sq. Ft. Living area with at least 75% brick or stone (Exterior)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 6900

Subscribed and sworn to before me, this the 6th day of May, 1968

Affiant X Melvin A. Ferrell

My commission expires 2-28-71 (Affix Seal)

Notary Public Chas E. Miller

This is { unimproved / improved } property, known as (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
Melvin A. Ferrell and wife, Alene Estes Ferrell, their XXXXXXX
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*
Melvin A. Ferrell and wife, Alene Estes Ferrell, their
XXXXXXX, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 25th *day of* April, 1968, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William Robert Bruce
Mary Hagar Bruce
Hilda Hagar Barnes
Thomas Franklin Barnes
William David Hagar
Carmen Fuller Hagar
James Henderson Hagar
Opal Wolfe Hagar
Gloria Ferguson Hagar
Henry Huston Hagar

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Chas. E. Miller, *a Notary Public in and for said County and State,* Thomas Franklin Barnes and Hilda Hagar Barnes, William Robert Bruce and Mary Hagar Bruce, William David Hagar and Carmer Fuller Hagar, James Henderson Hagar and Opal Wolfe Hagar, ~~and Henry Houston Hagar and Gloria Ferguson Hagar,~~ *the within named 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 26th *day of* April, *19* 68

Chas. E. Miller
Notary Public

Commission expires 2-28-71

STATE OF ~~TENNESSEE~~ xxx Arkansas
COUNTY OF ~~DAVIDSON~~ xxxxxxxxxx Pulaski

Personally appeared before me, Maxwell Thompson, *a Notary Public in and for said County and State,* HENRY HOUSTON HAGAR AND GLORIA FERGUSON HAGAR

the within named 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 Little Rock, Arkansas
this 26th *day of* April, *19* 68

Maxwell Thompson
Notary Public

Commission expires 8-1-72

15344

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 7 10 57 AM '68
NOTE BOOK 118 PAGE 300
RECORDING FEE $ 3.00
DEP. REG. B

STATE TAX $ 12.94
PROBATE .50
TOTAL $ 18.44

MAY 7 1968

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

WARRANTY DEED
FROM
THOMAS FRANKLIN BARNES, ET AL
TO
MELVIN A. FERRELL, 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

PEDIGO & SAINDON