TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr. & Mrs. John W. Eden (NAME)	Guaranty Mortgage Company (NAME)	2D 16542
825 Irma Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	BOOK 4235 PAGE 243
Nashville, Tenn. (M/A: Antioch, Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

This instrument prepared by Theodore H. Pailet, 1906 South Street, Nashville, Tennessee

For and in consideration of the sum of Ten and no/100 ---------- DOLLARS

cash in hand paid by John W. Eden and wife, Marie B. Eden,

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. 221 on the Plan of Debra Heights, Section 2, as of record in Book 3700, page 39, Register's Office for said County.

Said Lot fronts 75.00 feet along the southerly margin of Irma Drive; thence back between lines measuring 146.11 feet on the westerly line and 139.55 feet on the easterly line, to a line in the rear, which measures 75.29 feet.

Being part of the same property conveyed to Hallmark Construction Company, a Tennessee Corporation, by deed from Dodson Batson, Trustee, of record in Book 4153, page 718, Register's Office for Davidson County, Tennessee.

This is improved (X) property, known as 825 Irma Drive, Antioch, Tennessee
(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 10th day of May, 19 68.

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 with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President Hallmark Construction Company the within named bargainor, a corporation, and that (he) as such President, 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.

Witness my hand and official seal at office at Nashville, Tennessee on this the 10th day of May, 1968.

My commission expires February 16, 1969

A. M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

FROM

Hallmark Construction Company

To

John W. Eden and wife,
Marie B. Eden

REGISTER STAMP BELOW

$15,500.00

10th May 68

A. M. Tenison

My Comm. Exp. 2-16-69

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

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

FORM NO. 1003 - REVISED

BOOK 4235 PAGE 244

STATE TAX $ 40.30
PROBATE .50
TOTAL $ 40.80

MAY 15 1968

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

16225

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 15 9 25 AM '68

NOTE: BOOK 118 PAGE 140
RECORDING FEE $ 3.00
DEP. REG. R