THIS INSTRUMENT PREPARED BY:

DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

BOOK 4235 PAGE 523

SEND TAX BILLS TO, AND, IF NEW OWNER, SEND AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Hylon L. Adams (NAME:)	Dobson & Johnson, Inc. (NAME:)	Map 59-10
3812 Dunbar Drive (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Bldg. (STREET ADDRESS)	Par. 36
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of 10.00----------

----------TEN AND NO/100----------*DOLLARS*

Cash paid by Hylon L. Adams and wife, Helen Adams, and other good and valuable considerations, the reciept of which is hereby acknowledged.

We, W. C. Allen and wife, Irene N. Allen

have bargained and sold, and by these presents do transfer and convey unto the said Hylon L. Adams and wife, Helen Adams

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. 23 on the Plan of Royal Garden Estates, Section I, as of record in Book 3700, page 29, Register's Office for said County.

Said lot fronts 110.19 feet on the easterly side of Dunbar Drive and runs back 152 feet on the southerly line and 143.1 feet on the northerly line, to a dead line in the rear on which it measures 90.43 feet.

Being the same property conveyed to W. C. Allen and wife, Irene N. Allen, by deed from Lineberger Development Co., as of record in Book 4153, page 526, said Register's Office.

unimproved ( )
This is improved ( ) 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 Hylon L. Adams and wife, Helen Adams

their *heirs and assigns, forever.*

And we *do covenant with the said* Hylon L. Adams and wife, Helen Adams

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, W. C. Allen and wife, Irene N. Allen

do further covenant and bind ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Hylon L. Adams and wife, Helen Adams their, *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 15th *day of* May, *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.*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 26,680.00

Barbara Ferguson
Affiant

Subscribed and sworn to before me, this the 15th day of May, 19 68

Thelma R. Williams
Notary Public

My Commission Expires: 11-30-70
(Affix Seal)

W. C. Allen

Irene N. Allen

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Thelma R. Williams, *a Notary Public in and for said County and State,* W. C. Allen and wife, Irene N. Allen

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* 15th *day of* May, *19* 68

Thelma R. Williams *Notary Public*

Commission expires 11-30-70

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.....

16354

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 16 1 04 PM '68
NOTE BOOK 118 PAGE 746
RECORDING FEE $ 3.00
DEP. REG. [illegible]

STATE TAX $ 69.42
PROBATE .50
TOTAL $ 69.92

MAY 16 1968

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

WARRANTY DEED

FROM

W. C. ALLEN, ET UX

TO

HYLON L. 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