New Owners: L. R. Hennessee et ux
Address: Pawnee Trail
Madison Tenn.

BOOK 4238 PAGE 66

WARRANTY DEED — **MADISON TITLE COMPANY**

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. 11D87010 Map 63 P/O Par. 73
SEND TAX NOTICES TO: L. R. Hennessee et ux
ADDRESS: (same) PW

For and in Consideration of the sum of TEN AND NO/100---------- ($10.00) DOLLARS

cash in hand paid by the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged,

STATE OF TENNESSEE
COUNTY OF _____

I hereby swear, or affirm, that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $_____, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this the ___ day of _____ 19__

_____
Notary Public

Commission Expires:

We, ERNEST GRISHAM AND WIFE, WINNIE ALLEN GRISHAM, hereinafter called the grantors,

have bargained and sold, and by these presents do transfer and convey unto the ~~said~~ L. R. HENNESSEE AND WIFE, FRANCES HENNESSEE, herein called the 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 the 11th, formerly the 19th, Civil District of Davidson County, Tennessee, being Lot No. 5 on the Plan of the Subdivision of the L. C. Huffines Land, not of record, described according to a survey made by Harvey Gee, Surveyor, May 17, 1948, as follows:

Beginning at a point in the center of Nawakwa Trail, now called Pawnee Trail, 793.3 feet easterly from the southeast corner of Hudson Road and Nawakwa Trail, now Pawnee Trail; the northwest corner of the 17.8 acre tract of landshown on said survey and the northeast corner of the property conveyed to Ernest Grisham and wife by deed of record in Book 2451, page 283, Register's Office for said County; thence with the west boundary line of said 17.8 acre tract, South 14° 30' East 400 feet to an iron pin in the north boundary line of a 13.1 acre tract of land as shown on said survey; thence with the north boundary line of said 13.1 acre tract, South 75° 15' West 150 feet to a point; thence North 14° 30' West 400 feet to a point in the center of said Pawnee Trail; thence with the center of said Pawnee Trail, North 75° 15' East 150 feet to the beginning.

Being part of the same property conveyed to Ernest Grisham and wife, Winnie Allen Grisham, by deed from George P. Howell, et al., of record in Book 2451, page 283, Register's Office for Davidson County, Tennessee.

(This instrument was prepared by James A. Lesemann, Attorney at Law,
320 Gallatin Road, Madison, Tennessee.)

This conveyance is made subject to the following restrictive covenants which shall be a covenant running with the land and binding upon the said grantees, their heirs and assigns:

No residence shall be erected on the property herein described having less than 1400 square feet of ground floor space devoted to the living area and all porches, breezeways, garages and similar spaces shall be in addition to and not included in said 1400 square feet.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 3750. Affiant L R Nunnelee
Subscribed and sworn to before me this 27 day of May 1968

Deputy Register A Gentry

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 we do covenant with the said grantees 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., except as stated herein.

And we, the said grantors, do further covenant and bind oursdves, our heirs 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.

Witness our hands this 24th day of May, 1968

Ernest Grisham
(Ernest Grisham)

Winnie Allen Grisham
(Winnie Allen Grisham)

STATE OF TENNESSEE
Davidson County.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ernest Grisham and wife, Winnie Allen Grisham,

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 Madison, Tennessee, this 24th day of May, 1968

Homer C. Lineman, Notary Public
ABLaye

Commission Expires 4-14-71

STATE OF
County of

Personally appeared before me, _____, Notary Public in and for said County and State, the within named _____

the bargainor ____, with whom I am personally acquainted, and who acknowledges 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

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

L R Hennessee
311 28th Ave. So.
Nashville, Tenn.
37212

STATE TAX $ 9.62
PROBATE .50
TOTAL $ 10.12

MAY 27 1968

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

17548

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

May 27 [illegible]
RECORDING FEE $ 6.00
DEP. REG. [illegible]

Rush

WARRANTY DEED

FROM
ERNEST GRISHAM ET UX

TO
L. R. HENNESSEE ET UX

Madison Title Company
MADISON, TENNESSEE