BOOK 4238 PAGE 685 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,000.00

Clarence O. Ingram
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF May, 1968.

M. Gardner
Deputy Register

[redacted]

THIS INSTRUMENT WAS PREPARED BY
Clarence O. Ingram, Attorney at Law, 104 Graylynn Drive, Nashville, Tennessee.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Hall et ux (NAME)	New Owner (NAME)	Map 121
317 Rural Hill Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/o Par. 139
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, S. B. GARDNER AND WIFE, EVA GARDNER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES W. HALL AND WIFE, ROSEMARY H. HALL

HEREINAFTER 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:

A tract of land in said County and State, described as follows:

Beginning at a hickory tree in the Westerly margin of Ned Shelton Road at a common corner with Wallace, being Wallace's Northeast corner; thence Westerly with line of Wallace 547 feet to a stake; thence Southerly with line of Wallace 162 feet to a point in line of McClendon; Thence Westerly with line of McClendon 1,113 feet to a point in line of remaining lands of Grantors; thence Northerly with line of remaining lands of Grantor 5,124 feet to point in line of Pugh; thence Easterly with line of Pugh and Jones 1,232 feet to a point, common corner with Ross; thence Southerly with line of Ross, McClendon and Wallace 880 feet to a point, Wallace's Southwest corner; thence with Southerly line of Wallace to a point in the Westerly margin of Ned Shelton Road; thence Southerly with said margin of said Ned Shelton Road 50 feet to the point of beginning.

Being part of the same property conveyed to the Grantors by deed from T. B. Hardy and wife, Carie Hardy, of record in Book 702, Page 281, Register's Office for Davidson County, Tennessee

The Grantors herein reserve to themselves, their heirs and assigns, a right of way easement 50 feet in width beginning on the westerly margin of Ned Shelton Road at the southeast corner of Wallace and the northeast corner of Wallace and extending westerly between parallel lines across the above described property to the property line between the above described property and the remaining lands of the Grantors.

This is unimproved (XX) improved ( ) property, known as Gardner Property, Ned Shelton Road, Nashville, Tenn.
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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, unless otherwise herein set out; and we do further covenant and bind ourselves, 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. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 18th day of May, 1968

S. B. Gardner — S. B. Gardner
Eva Gardner — Eva Gardner

CLARENCE O. INGRAM
Attorney at Law
104 Graylynn Drive at Lebanon Road
Nashville, Tennessee 37214

THIS INSTRUMENT PREPARED BY

STATE OF TENNESSEE
Davidson County

BOOK 4238 PAGE 686

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named S. B. Gardner and wife Eva Gardner

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 Nashville, Tennessee, this 18th day of May 1968

Commission expires July 21, 1969

Clarence O. Morgan
Notary Public

STATE OF TENNESSEE
Davidson 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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

WARRANTY DEED

FROM

S. B. GARDNER ET UX

TO

JAMES W. HALL ET UX

17800

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

MAY 28 1 53 PM '68

NOTE BOOK 118 PAGE 811

RECORDING FEE $ 3.00

DEP. REG. _____

Attorneys Title Company
Titles Guaranteed
CLARENCE O. MORGAN
Attorney at Law
Graylynn Drive at Lebanon Road
Nashville, Tennessee 37214

STATE TAX $ 83.20
PROBATE .50
TOTAL $ 83.70

MAY 28 1968

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