WARRANTY DEED

BOOK 4240 PAGE 554

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Guaranty Title Trust Co. c/o Frank G. Cole First American National Bank (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Guaranty Title Trust Co. c/o Frank G. Cole First American National Bank (STREET ADDRESS) Nashville, Tennessee (CITY) (ZONE) (STATE)	6DA-35361 Map 118-11 Par 165

For and in Consideration of the sum of TEN AND 00/100 (10.00)----------

---------- *DOLLARS*
cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged;

THIS INSTRUMENT PREPARED BY:
Hamilton Gayden, Jr., Attorney
304 American Trust Building
Nashville, Tennessee 37201

I, J. M. Dickinson III,

/ *have bargained and sold, and by these presents do transfer and convey unto the said* Guaranty Title Trust Co., its representatives

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being land in the 6th Civil District of Davidson County, Tennessee, and part of Lot No. 4 of the Map of the division of the land of Joseph Thompson, deceased, as of record in Plan Book 2, page 173, of the Chancery Court at Nashville, Tennessee, as shown on a survey made by Barge, Waggoner & Sumner, Engineers, dated February 14, 1964, as follows:

BEGINNING at a point in the southerly margin of Thompson Lane said point being the northwesterly corner fronting on Thompson Lane of the property conveyed to Belz Investment Company, by deed from Third National Bank of Nashville, Tennessee, Trustee, as of record in Book 3859, page 869, Register's Office for said County; thence with the line of said Belz Investment Company property, South 1° 24' West 274.4 feet, to a point, and continuing with the line of said Belz Investment Company property, South 62° 35' West 103.0 feet to a spike in the center of Powell (formerly H) Avenue; thence with the centerline of said Avenue, North 27° 25' West 384.13 feet to a point in the southerly margin of Thompson Lane; thence with the southerly margin of Thompson Lane, South 86° 00' East 275.7 feet to the point of beginning.

Being property conveyed to J. M. Dickinson III, by deed from Nashville Bank & Trust Company, et al, as of record in Book 2018, page 17, by deed from Nashville Bank & Trust Company, et al, as of record in Book 2652, page 447, and by deed from Nashville Bank & Trust Company, as of record in Book 2652, page 450, all in said Register's Office.

STATE OF TENNESSEE,
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 92,500.00

Subscribed and sworn to before me, this the 3rd day of June 6, 19 68

Affiant

My commission expires: April 25, 1970

(Affix Seal)

Notary Public

Notary Public

This property is conveyed subject to restrictions set out in Book 1788, page 410, Book 1788, page 438, and in Book 3858, page 885, Register's Office for Davidson County, Tennessee.

Elizabeth T. Dickinson, wife of J. M. Dickinson III, joins in this instrument for the purpose of conveying all of her right, title and interest in and to the within described property unto Guaranty Title Trust Co.

unimproved (X) This is improved ( ) property, known as Thompson Lane, Nashville, Tennessee
(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 Guaranty Title Trust Co., its representatives ~~heirs~~ *and assigns, forever.*

And I *do covenant with the said* grantee *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.* Taxes for 1968 to be pro rated and assumed by grantee.

And I, J. M. Dickinson III, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Guaranty Title Trust Co., its representatives ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 31st *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.*

J. M. Dickinson III

Elizabeth T. Dickinson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Lizzie Volbert, a Notary Public in and for said County and State, the within named J. M. Dickinson III

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 31st day of May, 19 68.

Lizzie Volbert, Notary Public.

Commission Expires Aug 9, 1971

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, L. D. Richards, a Notary Public in and for said County and State, the within named Elizabeth T. Dickinson

one of the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of June, 19 68.

L. D. Richards, Notary Public.

Commission Expires April 25, 1970.

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.....

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WARRANTY DEED

G-203688 FROM

J. M. DICKINSON III

TO

GUARANTY TITLE TRUST CO.

REGISTERS OFFICE
PLEASE PUT IN TENN. TITLE CO. BOX

Compliments of
GUARANTY TITLE
Office of
CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

100422

IDENTIF. REFERENCE

JUN 5 '11 12 AM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

92,500.00

A* 240.50 CONV
A* 50 JUN-5-68 TAX
A* 6.00 JUN-5-68 RECD
* 24700 JUN-5-68 INDEXED