This instrument was prepared by CLYDE P. HOLLAND, Attorney, LawFirm of Warfield, Entrekin & Jones, Third National Bank Bldg., Nashville, Tenn.

WARRANTY DEED

BOOK 4245 PAGE 212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JOSEPH A. POAG et ux	(Same as owner)	Map 147
(NAME)	(NAME)	Par. 73
4964 Briarwood Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by Joseph A. Poag and wife, Peggy W. Poag, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

Curtis P. McCammon and wife, Doris M. McCammon

have this day bargained and sold, and do hereby transfer and convey unto the said Joseph A. Poag and wife, Peggy W. Poag, their

certain real estate in Davidson County, Tennessee, as follows: ~~XXXXXXX~~ *heirs and assigns,*

Land in Davidson County, Tennessee, being lot No. 17, Caldwell Country Estates, Section I, as of record in book 2663, pages 68 and 69, Register's Office for said County, described as follows:

Beginning at a point in the northeasterly margin of Briarwood Drive, said point being the common front corner of lots Nos. 16 and 17; thence in an easterly direction along the dividing line between lots 16 and 17, 170.2 feet to a point, said point being the common rear corner of lots 16 and 17; thence in a southeasterly direction along the dividing line between lots 17 and 18, 228.6 feet to a point in the northwesterly margin of Darlington Road; thence in a southwesterly direction along the said margin of said road, 130 feet to a concrete monument the beginning of a curve; thence around said curve having a radius of 25 feet in a northwesterly direction 37.92 feet to a concrete monument in the northeasterly margin of Briarwood Drive; thence along the said margin of said Drive, and passing another concrete monument at 18.1 feet 242.1 feet to the point of beginning.

Being the same property conveyed to Curtis P. McCammon and wife, Doris M. McCammon, by deed from W.P. Russell and wife, of record in book 2904, page 99, Register's Office for said County. (continued on page two)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 25,950.00

Subscribed and sworn to before me, this the 20th day of June 19 68.

Affiant Joseph A. Poag

My Commission expires: 5-3-70 (Affix Seal)

Notary Public Clyde P. Holland

This is unimproved ( ) improved ( ) property, known as 4964 (House Number) Briarwood Drive (Street) Nashville (P. O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Joseph A. Poag and wife, Peggy W. Poag, their ~~XXXXXXX~~

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for current taxes and a deed of trust of record in book 2663, page 68, Register's Office for Davidson County, Tenn., and a deed of trust of record in book ____ page ____, R.O.D.C. Tenn.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Joseph A. Poag and wife, Peggy W. Poag, their ~~XXXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 20th *day of* June, 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.*

Curtis P. McCammon
CURTIS P. McCAMMON

Doris M. McCammon
DORIS M. McCAMMON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* Curtis P. McCammon and wife, Doris M. McCammon .....

*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* 20th *day of* June, *19* 68

Notary Public

Commission expires 5-3-70

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 .....

(continued from page one)
CONVEYANCE of this property is made subject to restrictions of record in book 1788, page 108, Register's Office for Davidson County, Tennessee, and of record in book 2802, page 369, Register's Office for Davidson County, Tennessee and ten-foot easement for public utility purposes along easterly line of premises, 40-foot building setback line from Darlington Road, 60-foot building setback line from Briarwood Drive, and conditions of owners certificate of plan of record in book 2663, page 68, Register's Office for Davidson County, Tennessee.

JUN21'68	CONV	25,950.00			
JUN21'68	S TAX		A*	67.34	
JUN21'68	REGFEE		A*	.50	
JUN21'68	W DEED		A*	3.00	* 70.84

WARRANTY DEED

FROM
CURTIS P. McCAMMON et ux
TO
JOSEPH A. POAG et ux

A 0 2 5 3 8

IDENTIF. REFERENCE

JUN 21 3 36 PM '68

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.–S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Warfield, Entrekin & Jones
19th Floor - 3rd Nat'l Bank Bldg.
Nashville, Tenn. 37219