Book 4247

~~BOOK 4247~~ PAGE 254

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $23,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June, 1968.

Notary Public

MY COMMISSION EXPIRES: 1-23-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY: EDWARD SEDDON, ATTORNEY
SUITE 508 315 FOURTH AVE NORTH
NASHVILLE, TENNESSEE 37202

~~THIS INSTRUMENT WAS PREPARED BY~~
NAME
~~ADDRESS~~

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edgar J. Arnold & wife, Mary F. Arnold and daughter Mary Frances Arnold	Fidelity Federal (NAME)	4 D 24478
517 Albany Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Map 75-3
Hermitage, Tennessee 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 59 M.O.

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, Johnson Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edgar J. Arnold and wife, Mary F. Arnold and daughter, Mary Frances Arnold

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:

Being Lot No. 152 on the Plan of Tulip Grove Subdivision, Section 3, as of record in Book 3700, page 146, Register's Office for Davidson County, Tennessee.

Beginning at a point in the easterly margin of Albany Drive being the common corner of Lot Nos. 151 and 152; thence eastwardly 111.22 feet to a concrete monument; thence southwardly 114.38 feet to a point in the northerly margin of Columbus Drive; being the common corner of Lot Nos. 152 and 153; thence westwardly 152.01 feet to a point in the beginning of a curve; thence northwestwardly 39.27 feet around said curve to a point in the easterly margin of Albany Drive; thence 113.15 feet with said margin to the point of begihning.

Being the same property conveyed to Johnon Homes, Inc. by deed from Miller Kimbrough, Trustee, as of record in Book 4217, page 810, Register's Office for Davidson County, Tennessee.

37076

This is improved (X) unimproved ( ) property, known as 517 (House Number) Albany Drive (Street) Hermitage, Tennessee (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 my hand this 27th day of June, 19 68

Johnson Homes, Inc.

A. H. Johnson, Jr.

STATE OF TENNESSEE
Davidson County

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

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____ _____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Patricia Bentley, a Notary Public within and for the State and County aforesaid, personally appeared A. H Johnson, Jr. ~~and~~ _____ with whom I am personally acquainted and who upon (~~the~~ ~~several oaths~~ his oath) acknowledged (~~themselves~~ himself) to be the President ~~and~~ _____ ~~respectively~~ of the Johnson Homes, Inc. the within named bargainor, a corporation, and that (he) as such President ~~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 A. H. Johnson, Jr. as such President, ~~and attesting the same by the said~~ ~~as such~~ _____

Witness my hand and official seal at office at Nashville, Tennessee on this the 27th day of June, 1968.

My commission expires 1-23-72 Patricia Bentley
Notary Public

1-10-18,160

WARRANTY DEED

FROM
JOHNSON HOMES, INC.

TO
EDGAR J. ARNOLD ET UX
AND DAUGHTER MARY FRANCES ARNOLD

REALTY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

A 0 3 4 4 8

IDENTIF. REFERENCE

Jun 28 2 53 PM '68

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUN28	CONV	23,600.00				
JUN28	S'TAX		A*	61.36		
JUN28	PR'FEE		A*	.50		
JUN28	W'DEED		A*	3.00	*	64.86