WARRANTY DEED

BOOK 4250 PAGE 864

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Alfred L. Thomason et ux.	National Life & Ins Co	8D-75910
(NAME)	(NAME)	Map 162-3
6316 East Valley Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 2.7 Pat
Nashville, Tennessee	Ltl Rock Arkansas	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Forty Four Thousand and no/100 ----------
----------($44,000.00) ---------- Dollars,

of which $16,610.63 has been paid in cash by Alfred L. Thomason and wife, Lois M. Thomason, the receipt of which is hereby acknowledged, and for the remainder the said Alfred L. Thomason and wife have assumed and agree to pay the unpaid balance of $27,389.37 of an original indebtedness of $28,800.00 secured by deed of trust of record in book 3863, page 814, Register's Office for Davidson County, Tennessee,

We, Richard A. O'Leary and wife, Ellen C. O'Leary,

have this day bargained and sold, and do hereby transfer and convey unto the said
Alfred L. Thomason and wife, Lois M. Thomason, their

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 19 on the Plan of Section 1, West Meade Farms, Inc., as of record in book 1424, page 47, Register's Office for said County.
Said Lot No. 19 fronts 299.7 feet on the northerly side of East Valley Road, as measured along a curve, and runs back 508.2 feet on the westerly line and 616.2 feet on the easterly line to a dead line in the rear, measuring 161.3 feet thereon, containing 2.7 acres.
Being the same real property conveyed to Richard A. O'Leary and wife, Ellen C. O'Leary, by deed from Herbert Copeland and wife, of record in book 3863, page 812, said Register's Office.

This conveyance is made subject to 10-foot easement for public utilities along rear line of premises, 100-foot building setback line from East Valley Road, and conditions of owners certificate, as shown on plan of record in book 1424, page 47, said Register's Office; and to restrictive covenants of record in book 1427, page 19, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 44,000.00

Affiant

Subscribed and sworn to before me, this the 12th day of June, 1968

Notary Public

My commission expires My Commission Expires April 21, 1971

This is (unimproved / improved (X)) property, known as 6316 East Valley Road, Nashville, Tennessee
(House Number) (Street) 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
Alfred L. Thomason and wife, Lois M. Thomason, their

(successors),

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 by deed of trust as above set out, and 1968 taxes which have been prorated and assumed by grantees.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Alfred L. Thomason and wife, Lois M. Thomason, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 27th *day of* June, 1968, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Richard A. O'Leary
Ellen C. O'Leary

This Instrument Was Prepared By
Oliver W. Pedigo
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Raymond H. Dawson *a Notary Public in and for said County and State,* Richard A. O'Leary and wife, Ellen C. O'Leary,

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 *this* 27th *day of* June, *19*68.

Raymond H. Dawson *Notary Public*

Commission expires My Commission Expires April 21, 1971

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 .....

JUL 15 68 CONV 44,000.00
JUL 15 68 S TAX A* 114.40
JUL 15 68 RECFEE A* .50
JUL 15 68 MDEED A* 3.00 * 117.90

A 050058

IDENTIF. REFERENCE

JUL 15 8 12 AM '68

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

WARRANTY DEED

FROM
Richard A. O'Leary et ux.

TO
Alfred L. Thomason et ux.

Compliments of

Guaranty Title

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

W.C. Dawson 199398