File: Nashville Mtg. & Realty Co.

BOOK 4257 PAGE 14

WARRANTY DEED

Address New Owner (s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Bessie S. Lightman et al 730 Cherokee Rd. Nashville, Tennessee	Bessie S. Lightman 730 Cherokee Rd. Nashville, Tennessee	Map 133-6 P/o Par. 154.1 m.o.

FOR AND IN CONSIDERATION OF THE SUM OF TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of the balance of an indebtedness held by Southern Coastal Life Company of Atlanta, Georgia, secured by deed of trust on the hereinafter described property, of record in book 3841, page 981, Register's Office for Davidson County, Tennessee.

We, J. LILLARD TEMPLETON, JR. and GERALD E. SHERIDAN, have bargained and sold, and by these presents do transfer and convey unto the said BESSIE S. LIGHTMAN, for and during her natural life and the remainder upon her death to JOHN M. SALYER and wife, NANCY K. SALYER, HETTIE S. GREGORY and husband, LEO GREGORY and PAUL M. SALYER and wife, BETTY H. SALYER, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being a part of the Original Tibbs Property, located on Nolensville Road, according to a Plot Plan made by Barge, Waggoner & Sumner, Inc., Engineers, dated June 12, 1964, more particularly described as follows:

Beginning at an iron pin in the easterly margin of Nolensville Road, which pin is the southwest corner of the property conveyed to J. Lillard Templeton, Jr. and Gerald E. Sheridan, by deed from A. Hugh Brewer and F. Compton Wallace, of record in book 3768, page 241, Register's Office for Davidson County, Tennessee; thence North 26° 33' West 72.2 feet to an iron pin in the easterly margin of Nolensville Road; thence North 67° 23' East 151.5 feet to a point; thence North 26° 33' West 37.3 feet to a point; thence north 87° 41' East 33.8 feet to an iron pin; thence South 24° 20' East 192.3 feet to an iron pin; thence North 87° 43' West 200 feet to the point of beginning.

Being part of the same property conveyed to J. Lillard Templeton, Jr. and Gerald E. Sheridan by a deed from A. Hugh Brewer and F. Compton Wallace, dated June 15, 1964, recorded June 16, 1964, in book 3768, page 241, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE) The actual consideration or value whichever is
COUNTY OF DAVIDSON) greater, for this transfer is $ 70,000.00
Subscribed and sworn to before me, this the 2nd day of Aug., 1968.
Commission Expires May 31, 1970 NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Affiant

Notary Public

This instrument prepared by:
I. R. Schulman, Attorney
American Trust Building
Nashville, Tennessee

This is improved property known as 3710 Nolensville Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said BESSIE S. LIGHTMAN, for and during her natural life and the remainder upon her death to JOHN M. SALYER and wife, NANCY K. SALYER, HETTIE S. GREGORY and husband,LEO GREGORY,and PAUL M. SALYER and wife, BETTY H. SALYER, their heirs and assigns, forever.

And we do covenant with the said Bessie S. Lightman, John M. Salyer and wife, Nancy K. Salyer, Hettie S. Gregory and husband, Leo Gregory,and Paul M. Salyer and wife, Betty H. Salyer, 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, except by Deed of Trust as hereinabove set forth, easements of record, leases and taxes for the year 1968, which have been prorated and assumed by the Grantees herein.

And we J. Lillard Templeton, Jr. and Gerald E. Sheridan, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Bessie S. Lightman, John M. Salyer and wife, Nancy K. Salyer, Hettie S. Gregory and husband, Leo Gregory,and Paul M. Salyer and wife, Betty H. Salyer, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands, this 2nd day of August, 1968.

J. Lillard Templeton
J. LILLARD TEMPLETON, JR.

Gerald E. Sheridan
GERALD E. SHERIDAN

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, William J. Day, a Notary Public in and for said County and State, the within named, J. Lillard Templeton, Jr. and Gerald E. Sheridan, the bargainors, 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 2nd day of August, 1968.

William J. Day
Notary Public

Commission Expires:

May 5, 1971

A 0 7 8 0 2

IDENTIF. REFERENCE

AUG 5 | 34 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG-5	CONV	70,000.00			
AUG-5	S'TAX		A*	182.00	
AUG-5	PR'EEE		A*	.50	
AUG-5	MDEED		A*	4.50	* 187.00