BOOK 4257 PAGE 226

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Douglas H. Hammack et ux (NAME)	Douglas H. Hammack et ux (NAME)	Map 159-3 Pdc. 18
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	PW

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,

PATTERSON & FOX CONSTRUCTION COMPANY, a partnership composed of James E. Patterson and Cecil F. Fox,

have this day bargained and sold, and do hereby transfer and convey unto the said DOUGLAS H. HAMMACK and wife, ELIZABETH M. HAMMACK, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being lot No. 31 on the Plan of Camelot Acres, Section 2, as of record in book 3700, page 151, Register's Office for Davidson County, Tennessee.

Said lot No. 31 fronts 253.90 feet on the easterly side of Lancelot Road and extends back 342.81 feet on the northerly line and 314.59 feet on the southerly line to a dead line measuring 66.29 feet thereon.

Being the same real property conveyed to Patterson & Fox Construction Company, a partnership composed of James E. Patterson and Cecil F. Fox, by deed from James E. Patterson and wife, Evelyn Patterson, of record in book 4224, page 743, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in book 4193, page 144, Register's Office for Davidson County, Tennessee; owner's certificate, 10-foot easement for public utilities, anchor easement and 75-foot building setback line from Lancelot Road, as shown on plan of record in book 3700, page 151, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 47,500.00

Subscribed and sworn to before me, this the 5th day of August 1968

Affiant D. H. Hammack

My commission expires: April 26, 1970 (Affix Seal)

Notary Public Alice McMahon

This is (unimproved X / improved ( )) property, known as Lancelot Road (House Number) (Street) Nashville (P. O. Address: City or Town) Tennessee

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said DOUGLAS H. HAMMACK and wife, ELIZABETH M. HAMMACK, 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 restrictive covenants, owner's certificate, easements and setback line, as hereinabove set forth, and taxes for the year 1968; subject to which this conveyance is executed.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Douglas H. Hammack and wife, Elizabeth M. Hammack, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 5th *day of* August, 1968, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

PATTERSON & FOX CONSTRUCTION COMPANY

BY: James E. Patterson
PARTNER

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

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Alice McMahon, *a Notary Public in and for said County and State,* James E. Patterson, one of the partners of Patterson & Fox Construction Company,

the within named 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 5th *day of* August, *19* 68

Alice McMahon *Notary Public*

Commission expires April 26, 1970

NOTARY PUBLIC DAVIDSON COUNTY

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.....

AUG-6 CONV 47,500.00
AUG-6 S'TAX A* 123.50
AUG-6 PRTEE A* .50
AUG-6 W'DEED A* 3.00 * 127.00

Return to GUAR. TITLE
C-17870 C-17223
WARRANTY DEED

FROM
Patterson & Fox Construction Company

TO
Douglas H. Hammack et ux

A 07896

IDENTIF. REFERENCE

AUG 6 8 27 AM '68

FELIX Z. WILSON II 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