BOOK 4261 PAGE 742 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14014.99

Joseph M. Beuerlein
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF April, 1968.

Marion B. Clarke
Notary Public

MY COMMISSION EXPIRES: Nov. 16, 1968

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joseph M. Beuerlein (NAME)	Kimbrough-Kavanaugh (NAME)	Map. 94-9
2726 Emery Drive (STREET ADDRESS OR ROUTE NUMBER)	416 Union Street (STREET ADDRESS)	Pcl. 59
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

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, Carl W. Groves and wife, Dolores A. Groves,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph M. Beuerlein and wife, Mary J. Beuerlein,

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. 38 on the Plan of Meadowview Acres, Section 2, of record in Book 2083, Page 52, Register's Office for said County.

Said Lot No. 38 fronts 80 feet on the north side of Emery Drive and runs back between parallel lines 198.9 feet to ~~a dead~~ line in the rear.

Being the same property conveyed to the Grantors herein by deed from Lloyd P. Webb and wife, Elizabeth S. Webb, of record in Book 3900, Page 191, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants, easements and all limitations pertaining to the premises.

THIS INSTRUMENT PREPARED BY

CLARENCE O. INGRAM
Attorney at Law
Graylynn Drive at Lebanon Road
Nashville, Tennessee 37214

This is unimproved ( ) improved (X) property, known as 2726 Emery Drive, Nashville, Tennessee
(House Number) (Street) (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 our hands this 18th day of April, 1968.

Carl W. Groves

Carl W. Groves

Dolores A. Groves

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl W. Groves and wife, Dolores A. Groves

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 18th day of April 1968.

Commission expires Nov. 16, 1968

Macon B. Caylor
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

CARL W. GROVES ET UX

TO

JOSEPH M. REIBERLEIN ET UX

A 09934

IDENTIF. REFERENCE

AUG 20 2 19 PH '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Title Guarantee Certificate No. C
3630 Ave. Nashville, Tenn.

AUG20 68	CONV	14,014.99			
AUG20 68 S'TAX			A*	36.40	
AUG20 68 PR'FEE			A*	.50	
AUG20 68 W'DEED			A*	3.00	* 39.90