(This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tennessee.)

BOOK 4265 PAGE 751

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arthur H. Rawls (NAME:)	Kimbrough Kavanaugh & Associates (NAME:)	11D32705
1008 Woods Lake Drive (STREET ADDRESS OR ROUTE NUMBER)	404 James Robertson Parkway (STREET ADDRESS)	
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100---------- ($10.00) *DOLLARS* cash in hand paid by the grantees hereinafter named, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of an indebtedness owing to Kimbrough-Phillips Company (now Kimbrough-Kavanaugh and Associates); secured by a deed of trust of record in Book 3086, page 631, Register's Office for Davidson County, Tennessee; We, WILLIAM E. HILDEBRAND AND WIFE, BETTY ANN HILDEBRAND , hereinafter called the grantors, *have bargained and sold, and by these presents do transfer and convey unto the said* ARTHUR H. RAWLS AND WIFE, MARTHA C. RAWLS, herein 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:*

Land in Davidson County, Tennessee, being Lot No. 145 on the Plan of Primrose Acres, Section 2, of record in Book 2900, page 44, Register's Office for said County.

Said Lot No. 145 fronts 90 feet on the southeasterly side of Woods Lake Drive and extends back 242 feet on the northeasterly line and 237 feet on the southwesterly line to a dead line measuring 90.1 feet thereon.

Being the same property conveyed to William E. Hildebrand and wife, Betty Ann Hildebrand, by deed from Robert D. Short, Jr., and wife, Martha Brock Short, of record in Book 3308, page 215, Register's Office for Davidson County, Tennessee.

SUMNER CO. TENN.
STATE TAX
TRANS. TAX $ 39.50
MTG. TAX $
REG. FEE $ .50
TOTAL $ 40.00
RECPT NO. 5785

This is unimproved ( ) improved (XX) property, known as 1008 Woods Lake Drive, Madison, Tennessee (House Number) (Street) P. O. Address: (City or Town)

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.*, except as stated herein.

And we, the said grantors, *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.*

Witness our *hand* s *this* 24th *day of* August, *19* 68, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William E. Hildebrand
(William E. Hildebrand)

Betty Ann Hildebrand
(Betty Ann Hildebrand)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, William E. Hildebrand and wife, Betty Ann Hildebrand,

the within named 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 Hendersonville, Tennessee, this 24 day of August, 1968.

Notary Public

Commission expires July 12, 1972

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.....

STATE OF TENNESSEE
COUNTY OF Sumner

I hereby swear, or affirm, that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $15,200.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Arthur H. Rawls
Affiant

Subscribed and sworn to before me this the 24 day of August 1968

Notary Public

Commission Expires: July 12, 1972

SEP-4 68 CONV 15,200.00
SEP-4 68 W'DEED A* 3.00 * 3.00

WARRANTY DEED

FROM

WILLIAM E. HILDEBRAND ET UX

TO

ARTHUR H. RAWLS ET UX

A 11718

IDENTIF. REFERENCE

SEP 4 12 21 PM '68

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee

Mail to Arthur H Rawls & Betty
Rt 4 Box 419
Hendersonville, Tenn