WARRANTY DEED

ADDRESS OWNER: Everett A. Covington, Jr. ,500 Union St. Nashville, Tenn.
Send Tax Bills to; Everett A. Covington, Jr. 500 Union St., Nashville, Tenn.
This instrument was prepared by: Wirt Courtney, Attorney, Nashville, Tennessee
MAP PARCEL NUMBER:

For and in Consideration of the sum of - - - - - - - - $10.00 - - - - - - - - - - - - - - -

- - - - - - - - TEN AND NO/100 - *DOLLARS*

Cash in hand paid and other good and valuable considerations, receipt of which is hereby acknowledge,

Map. 115-4
Par. 4/pw

Union Development Company, a Tennessee corporation organized and existing under the laws of the State of Tennessee, with its principal office at Nashville, has

~~have~~ bargained and sold, and by these presents do transfer and convey unto the said Everett A. Covington, Jr. and wife, Jeanne M. Covington, 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. 248 on the Plan of Hillwood Estates, Section 10, as of record in book 2331, pages 95 and 96, Register's Office for said County, Described as follows:

Beginning on the westerly margin of Greeley Drive at the corner of lots Nos. 247 and 248, thence with the line between said two lots westwardly 298.61 feet; thence south 33 degrees 37' east 189.8 feet to the northerly margin of Huckleberry Road; thence with same eastwardly 275 feet to the beginning of a curve; thence around said curve with a radius of 25 feet northeastwardly 39.27 feet to the westerly margin of said Greeley Drive; thence with same northwardly 141.7 feet to the beginning.

Being part of the real property conveyed to Union Development Company, by deed from Harmony Homes, Inc., of record in book 2857, page 191, said Register's Office.

This conveyance is made subject to a ten-foot easement for public utilities along rear line of premises, anchor easement at the northeast corner and on the northerly margin of Huckleberry Road; and conditions of owners certificate, as shown on plan of record in book 2331, page 95 and 96, said Register's Office, and to restrictive covenants contained in deed of record in book 2544, page 78, said Register's Office, and to an agreement set out in deed of record in book 2544, page 78, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is $5,000.00.
Subscribed and sworn to before me, this the 4th day of September, 1968.

Everett A. Covington Jr.
Affiant

My commission expires: April 15, 1971.

Hugh J. Bradley
Notary Public

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Everett A. Covington, Jr. and wife, Jeanne M. Covington, their *heirs and assigns, forever.*

And it does ~~do~~ *covenant with the said* Everett A. Covington, Jr. and wife, Jeanne M. Covington *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And Union Development Company, does ~~do~~ *further covenant and bind* itself, its successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Everett A. Covington, Jr. and wife, Jeanne M. Covington, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 4th *day of* September, *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.*

UNION DEVELOPMENT COMPANY

BY: Everett A. Covington Jr.
President

ATTEST: Dorothy Stephens
Secretary

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Hugh J. Bradley *, a Notary Public of the State and County aforesaid, personally appeared* Everett A. Covington, Jr. and Dorothy Stephens *, with whom I am personally acquainted, and who, upon oath, acknowledged* themselves *to be* President and Secretary *of the* Union Development Company *, the within named bargainor, a corporation, and that* they *as such* President and Secretary *, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* themselves *as* President and Secretary

Witness my hand and seal, at office in Nashville, Tennessee *,*
this 4th *day of* September *, 19* 68.

Hugh J. Bradley
Notary Public

Commission Expires April 15, 1971.

SEP-9 68	CONV	*5,000.00				
SEP-9 68	S'TAX		A*	13.00		
SEP-9 68	PR'FEE		A*	.50		
SEP-9 68	M'DEED		A*	6.00	*	19.50

WARRANTY DEED

FROM

Union Development Company

TO

Everett A. Covington, Jr. et ux

A 12212

IDENTIF. REFERENCE

SEP 9 3 07 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE