BOOK 4267 PAGE 318

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF September 19 68

Notary Public

MY COMMISSION EXPIRES: April 26, 1971

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY This Instrument was prepared by Jno. B. Cobb, Jr., Attorney at Law Stahlman Building, Nashville, Tenn.

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Julius L. Baird (NAME)	Julius L. Baird (NAME)	Map 147-5
4957 Darlington Drive (STREET ADDRESS OR ROUTE NUMBER)	4957 Darlington Drive (STREET ADDRESS)	Par 226
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	PW

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, George A. Cabai and wife, Geraldine T. Cabai

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Julius L. Baird and wife, Lella Baird

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:

Land in Davidson County, Tennessee, being Lot No. 66 on the Plan of Caldwell Country Estates, Section 2, as of record in Book 2663, page 128, Register's Office for said County.

Beginning on the northwesterly margin of Darlington Drive at the corner of Lots Nos. 66 and 67; thence with the line between said two lots northwesterly 142.1 feet to the corner of Lots Nos. 66, 67 and 68; thence with the line between Lots Nos. 66 and 68, westerly 115.5 feet; thence south 25 degrees 17 minutes west 59.7 feet; thence south 38 degrees 11 minutes east 212.5 feet to the northwesterly margin of Darlington Drive; thence with the same, northeasterly 100 feet to the beginning.

Being the same property conveyed to Gebrge A. Cabai and wife, Geraldine T. Cabai, by deed from Gilbert M. Choate and wife, Leola C. Choate, of record in Book 3029, page 345, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 1788, page 108, Book 2907, page 93, as amended in Book 2921, page 87, said Register's Office, and the Plan of record in Book 2663, page 128, said Register's Office, shows an owner's certificate, a 90 foot building setback line from Darlington Drive, and a 10 foot easement for public utilities along the rear line of premises and along southwesterly line and part of the northeasterly line.

This is unimproved ( ) improved (X) property, known as 4957 Darlington Drive (House Number) (Street) Nashville, Tennessee (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 hand s this 9th day of September, 19 68

George A. Cabai

Geraldine T. Cabai

STATE OF TENNESSEE
Davidson County

BOOK 4267 PAGE 319

Personally appeared before me, Jo Conn Smith, a Notary Public in and for said County and State, the within named George A. Cabai and wife, Geraldine T. Cabai

the bargainor S, 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 9th day of September 19 68

Commission expires April 26, 1971

Jo Conn Smith
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

George A. Cabai and wife,

Geraldine T. Cabai

TO

Julius L. Baird and wife,

Lella Baird

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IDENTIF. REFERENCE

SEP. 10 2 37 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

SEP 10 68	CONV	22,000.00			
SEP 10 68	S'TAX		A*	57.20	
SEP 10 68	PR'FEE		A*	.50	
SEP 10 68	W'DEED		A*	3.00	* 60.70