This instrument was prepared by CLYDE P. HOLLAND, Attorney. Law Firmof Warfield, Entrekin & Jones, Third National Bank Bldg., Nashville, Tenn.

WARRANTY DEED

BOOK 4267 PAGE 835

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
JOE W. BATES et ux (NAME)	First and Mid-South Mortgage Co. (NAME)	
738 Rowan Drive (STREET ADDRESS OR ROUTE NUMBER)	410 Union Street (STREET ADDRESS)	Map 59-10 Par 57
Nashville, 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 Joe W. Bates and wife, Janie T. Bates and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

CUMBERLAND BUILDERS, INC., has ..... bargained and sold, and do hereby transfer and convey unto the said ..... Joe W. Bates and wife, Janie T. Bates, their ..... heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 301, Haynes Manor, Section 2, as of record in Book 3700, page 88, Register's Office for Davidson County Tennessee.

SAID Lot No. 301 fronts 75 feet along the northerly margin of Rowan Drive and runs back 122.7 feet on its westerly line and 103.2 feet on its easterly line to a witness line on which it measures 91.7 feet and extends on back 40 feet on its westerly line and 36.5 feet on its easterly line to a line at the rear measuring 97.5 feet thereon.

Being part of the same property conveyed to Cumberland Builders, Inc., by deed from Lineberger Development Co., of record in Book 4104, page 635, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restrictions as of record in Book 4062, page 443; as amended in Book 4081, page 854, Register's Office for Davidson County, Tennessee, and the Plan of record in Book 3700, page 88, said Register's Office, shows a 30 foot minimum building setback line from Rowan Drive and an easement for public utility and drainage purposes along the rear line of said lot and being 40-feet wide at its westerly end and

(continued on page two)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 17,800.00

Subscribed and sworn to before me, this the 11th day of September 1968

Affiant Joe W. Bates

My commission expires: 5-3-70 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as 738 Rowan Drive (House Number) (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Joe W. Bates and wife, Janie T. Bates, their ..... heirs and assigns forever. It covenant that it is 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 for current taxes and as noted above.

It further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to said real estate to said Joe W. Bates and wife, Janie T. Bates, their ..... heirs and assigns, against the lawful claims of all persons.

Witness my hand this 11th day of September 1968. the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

CUMBERLAND BUILDERS, INC.

BY: L. H. Hardaway

L. H. HARDAWAY, SR., President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *, a Notary Public in and for said County and State,* .....

..... *the within named 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 TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* L. H. Hardaway, Sr. *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Cumberland Builders, Inc. *the within named bargainor, a corporation, and that* he *as such* President *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President

Witness my hand and seal, at office in Nashville, Tennessee *this* 11th *day of* September *, 19* 68.

Commission expires 5-3-70 ..... *Notary Public*

(continued from page one)
and 36.5 feet wide at its easterly end, and a 2.5 x 30 foot utility anchor easements located on the front corners of said lot, and an owner's certificate.

~~SEP 12 68~~	~~CONV~~	~~19,800.00~~			
~~SEP 12 68 S'TAX~~			~~A* 51.84~~		
~~SEP 12 68 PR'FEE~~			~~A* .50~~		
~~SEP 12 68~~	~~W'DEED~~		~~A* 3.00~~	*	~~55.34~~
SEP 12 68	CONV	19,800.00			
SEP 12 68	S'TAX		A* 51.48		
SEP 12 68	PR'FEE		A* .50		
SEP 12 68	W'DEED		A* 3.00	*	54.98

WARRANTY DEED

FROM

CUMBERLAND BUILDERS, INC.

TO

JOE W. BATES et ux

A 12634

IDENTIF. REFERENCE

SEP 12 8 49 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

Warfield, Entrekin & Jones
19th Floor - 3rd Nat'l Bank Bldg.
37219