BOOK 4280 PAGE 723

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24939.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF September, 1968.

Notary Public

MY COMMISSION EXPIRES: Jan. 31, 1972

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hillbrook Land Company, 212 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Tonetti, et ux (NAME)	Same (NAME)	
287 Largo (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 148-1 Par. 221
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	(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, Hillbrook Land Company,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Tonetti and wife, Joan M. Fort Tonetti,

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. 356 on the Plan of Hillbrook, Section 6, as of record in Book 4175, page 7, Register's Office for said County, to which Plan reference is here made for a more complete and accurate description.

Being part of the property conveyed to Hillbrook Land Company, a Tennessee corporation, by deed from Roscoe B. McDowell, Sr., et al, of record in Book 3893, page 621, Register's Office for said County.

This conveyance is made subject to restrictive covenants of record in Book 4213, page 155, said Register's Office, and the Plan of record in Book 4175, page 7, which shows an Owner's Certificate, certain set-back lines and easements.

This is unimproved / improved (X) property, known as 287 Largo (House Number) (Street) Nashville, Tennessee (P. O. Address) 37211 (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 my hand this 24th day of September, 1968

HILLBROOK LAND COMPANY

By: Virginia Mitchell

Secretary-Treasurer

STATE OF TENNESSEE
Davidson County

BOOK 4280 PAGE 724

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__

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, James H. Brewer, a Notary Public within and for the State and County aforesaid, personally appeared Virginia Mitchell with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the Secretary-Treasurer of the Hillbrook Land Company the within named bargainor, a corporation, and that (he) as such Secretary-Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Virginia Mitchell as such Secretary-Treasurer., and attesting the same by the said

Witness my hand and official seal at office at Nashville, Tennessee on this the 24th day of September, 1968

My commission expires January 30, 1972

James H. Brewer
Notary Public

WARRANTY DEED

FROM
HILLBROOK LAND COMPANY

TO
JOHN TONETTI, ET UX

A 18131

IDENTIF. REFERENCE

OCT 23 9 52 AM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

F/C
Jim Brewer Realty Co

OCT 23 68	CONV	24,939.00				
OCT 23 68	S'TAX		A*	64.74		
OCT 23 68	PR'FEE		A*	.50		
OCT 23 68	W'DEED		A*	3.00	*	68.24