BOOK 4287 PAGE 419

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ralph D. Pedigo (NAME)	Same Fidelity Federal (NAME)	FH-3140
1726 Kingsbury Drive (STREET ADDRESS OR ROUTE NUMBER)	491 Union St. (STREET ADDRESS)	Map 158-12 Lot 19
Nashville Tenn 37215 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn., 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN & NO/100 ---------- =---------- *Dollars,*
cash in hand paid by Ralph D. Pedigo and wife, Gladys G Pedigo, and other good and valuable consideration, the receipt of all of which is hereby acknowledged;

ESTES-TAYLOR COMPANY, a Tennessee corporation

has

have this day bargained and sold, and do hereby transfer and convey unto the said Ralph D. Pedigo and wife, Gladys G. Pedigo,

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 529 on the Plan of Hillsboro Park, Section 13, as of record in Book 4175, page 20, Register's Office for said County.

Said Lot No. 529 fronts 198.7 feet on the easterly side of Kingsbury Drive, and extends back 317.8 feet on the northerly line and 557.3 feet on the southerly line to a dead line measuring 362.0 feet thereon.

Being part of the property conveyed to Estes-Taylor Company by deed from Hillsboro Park, Inc., of record in Book 4174, page 940, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

Easements and setback line and conditions of owners certificate as shown on plan of record in Book 4175, page 20, R.O.D.C. Tenn.,

Restrictive covenants contained in instrument of record in Book 2435, p, 237, and placed on premises by instrument of record in Book 4242, page 811, R.O.D.C. Tenn.

This deed prepared by:
Goodpasture, Carpenter, Woods & Courtney
American Trust Bldg. Nashville, Tenn.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 47,500.00

Subscribed and sworn to before me, this the 15th day of XXXXXXX Nov. 19 68

Affiant

My commission expires: (Affix Seal)

Notary Public

This is ( ) unimproved (X) improved property, known as 1726 (House Number) Kingsbury Dr. (Street) Nashville, Tenn. P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Ralph D Pedigo and wife, Gladys G. Pedigo, their

(successors), heirs and assigns forever. Grantor *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 taxes for 1968

Grantor *further covenant and binds* itself, its successors XXXXX and representatives, *to warrant and forever defend the title to said real estate to said* Ralph D. Pedigo and wife, Gladys G. Pedigo,

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness its *hand* *this* 15th *day of* XXXXXXX November, 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.*

Henry Jamison, member of committee, joins in this instrument in order to consent hereto pursuant to terms and conditions contained in instrument of record in Book 4207, page 397, R.O.D.C. Tenn.

ATTEST:
Secretary

ESTES-TAYLOR COMPANY
By
President

Henry D. Jamison, III
Member of Committee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jean Armour, *a Notary Public in and for said County and State,* Henry Jammison, III member of committee

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

Witness my hand and official seal at Nashville
this 15th *day of* ~~October~~ Nov *,* 19 68

Mrs Jean Armour *Notary Public*

Commission expires

MY COMMISSION EXPIRES MAY 3, 1969

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , *a Notary Public of the State and County aforesaid, personally appeared* J. Frank Estes *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Estes-Taylor Company *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, the corporation having no corporate seal.

Witness my hand and seal, at office in Nashville, Tennessee
this 1st *day of* ~~October~~ November *,* 19 68

Commission Expires Aug 1 1971 *Notary Public*

018,417-2

WARRANTY DEED

FROM

Estes-Taylor Company

TO

Ralph D. Pedigo, Et Ux

HIBERNIA BANK AND TRUST COMPANY
LOAN ASSOCIATION OF NASHVILLE

A 2 1 0 3 5

CROSS REFERENCE

NOV 18 2 22 PM '68

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

NOV 18 68	CONV	47,500.00			
NOV 18 68	S'TAX		B*	123.50	
NOV 18 68	PR'TEE		B*	.50	
NOV 18 68	W'DFED		B*	3.00	* 127.00