TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:

(NAME)

BOOK 4291 PAGE 312

(STREET ADDRESS OR ROUTE NUMBER)

(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO:

First Federal S & L Assn.
(NAME)

Fourth at Union
(STREET ADDRESS)

Nashville, Tennessee 37219
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:

12D-88405

Map 59-11
Par. 14

For and in consideration of the sum of ----------($10.00)----------
----------Ten and No/100---------- DOLLARS

cash in hand paid by Vernon R. McGuire and wife,
Mary Ella M. McGuire

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged,
Cumberland Builders, Inc.

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said 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. 321 on the Plan of Haynes Manor, Section II, as of record in Book 3700, page 88, Register's Office for said County, described as follows:

Beginning at a point in the northerly margin of Rowan Drive, at the corner of Lots 320 and 321; thence with the margin of said Drive, easterly 86.2 feet to a monument; thence with a curve, northerly 39.27 feet to a monument in the westerly margin of Cravath Drive; thence with the margin of the same, northwesterly 105 feet to a monument; thence along the rear of the lot, westerly 111.18 feet to a corner of Lot 320; thence with the line between said lots, southerly 130 feet to the point of beginning.

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

This conveyance is subject to restrictions, easements and set-back lines applicable to said property and taxes for the year 1968 which have been prorated and assumed by the Grantees.

This is improved (X) unimproved ( ) property, known as 700 Rowan Drive, Nashville, Tennessee 37207
(House Number) (Street) (P. O. Address:) (City or Town) (Postal Zone)

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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 2nd day of ~~November~~ December, 1968

This instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ARCHER
First Federal Building
Nashville, Tennessee 37219

Attest:

CUMBERLAND BUILDERS, INC.

By: L. H. Hardaway, Sr., President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, ____, a Notary Public within and for the State and County aforesaid, personally appeared L. H. Hardaway, Sr. ~~XXXX~~ with whom I am personally acquainted and who upon (his oath) ~~XXXXXXXXXX~~ acknowledged (himself) ~~XXXXXXX~~ to be the President ~~XXX~~ and ~~XXXXXXX~~ of the Cumberland Builders, Inc. the within named bargainor, a corporation, and that (he) ~~XXXX~~ as such President ~~XXX~~, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said L. H. Hardaway, Sr. as such President ~~XXXXXX~~, and subscribing the name by the said ~~XXXXXXXXXXXXXXX~~

Witness my hand and official seal at office at Nashville, Tennessee on this the 2nd day of ~~November~~ December, 1968.

My commission expires ____

Notary Public.

TENNESSEE TITLE COMPANY

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

PUT COUNTY COURT CLERK'S STAMP HERE:

PUT REVENUE STAMPS HERE:

VERNON R. McGUIRE & WIFE,
MARY ELLA M. McGUIRE
REGISTER STAMP BELOW

CUMBERLAND BUILDERS, INC.
To

FROM

$20,650.00

Corporate Warranty Deed

Please mail to Mrs. Vernon R. McGuire, 700 Rowan Drive, Nashville, Tenn. 37207

DEC-3 CONV 20650.00

DEC-3 S TAX B* 53.56 5356

DEC-3 FEE W'DEED B* 3.00 .50 57.06
300

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IDENTIF. REFERENCE

DEC 3 2 59 PM '68

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the present actual consideration for or value of the property interest herein transferred is $ 20,650.00.

State of Tennessee)
County of Davidson) Affiant

Sworn to and subscribed before me this 2nd day of December, 19 69.

My commission expires: _____

Notary Public, in and for the aforesaid State and County.

S. SCOVILLE
NOTARY PUBLIC
AT
LARGE