THIS INSTRUMENT WAS PREPARED BY: BOOK 4298 PAGE 91
DENNEY, LACKEY, CHERNAU & CASTLEMAN, 218 3rd Ave., North, Nashville, Tenn.

WARRANTY DEED **ATTORNEYS TITLE COMPANY**

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas J. Broderick III etal (NAME:)	Thomas J. Broderick III (NAME:)	129-1-4 and 5
4200 Estes Road (STREET ADDRESS OR ROUTE NUMBER)	4200 Estes Road (STREET ADDRESS)	
Nashville 37205 Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville 37205 Tenn. (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and No/100 ($10.00) Dollars

DOLLARS

Cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Stanley M. Chernau, Trustee, having full power to sell, transfer and convey, mortgage or otherwise encumber, without the joinder of any beneficiary, hereinafter called the Grantors,

_____ **have bargained and sold, and by these presents do transfer and convey unto the said** Thomas J. Brokerick III and James Alvin Crossman, herei nafter called 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 Lots Nos. 963 and 964 on the Plan of West Meade Farms, Section 15, as of record in Book 2663, pages 54 and 55, Register's Office for said County, to which plan reference is here made for description.

Being property conveyed to Stanley M. Chernau, Trustee, by deed from R. L. Eatherly and wife, Frances B. Eatherly, of record in Book 4068, page 117, said Register's Office.

This conveyance is made subject to restrictions of record in Book 2794, page 611, Register's Office for said County, and to easements, setback lines, etc., as shown on plan of record in Book 2663, pages 54 and 55, said Register's Office.

This is unimproved ( ) improved ( ) property, known as _____ (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 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.**

Witness my **hand this** 14th **day of** December, 1968

Stanley M. Chernau Trustee

STATE OF TENNESSEE
Davidson County

BOOK 4298 PAGE 92

Personally appeared before me, Ann B. Beaver, a Notary Public in and for said County and State, the within named Stanley M. Chernau, Trustee

the 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, Tennessee, this 14th day of December 19 68

Commission expires 25 April 1971

Ann B Beaver
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 _____

JAN-6 CONV *7,000.00

Witness my hand and official seal at office at _____ JAN 6 REC TAX B* 18.20 on this the _____ day of _____ JAN 6 REC FEE B* .50

My commission expires _____ JAN-6 W DEED B* 3.00 * 21.70

Notary Public

WARRANTY DEED

FROM

STANLEY M. CHERNAU, TRUSTEE

TO

THOMAS J. BRODERICK III
and
JAMES ALVIN CROSSMAN

A 25699

IDENTIF. REFERENCE

JAN 6 8 59 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

Please return to Edwin B. Raskin Co., Third National Bank Building, Nashville, Tenn. 37219

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 7,000.00

Affiant

Subscribed and sworn to before me, this the 14th day of December 1968.

Notary Public

My commission expires: 25 April 1971