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This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
Stahlman Bldg., Nashville, Tenn.

# WARRANTY DEED

TTC-208840

REAU E. FOLK, JR. FORM

| MAP-PARCEL NUMBER(S) | NAME AND ADDRESS OF NEW OWNER(S) | SEND TAX BILLS TO |
|---|---|---|
| Map 146-11 Par. 78 | Mr/Mrs R. E. Biles | Mr/Mrs R. E. Biles<br>4300 Parkview Circle<br>Nashville, Tennessee 37204 |
| FIELD BOOK NUMBER(S) | STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) | LOAN OR ACCOUNT NO. none |
| 6D-32685 | 605 Crieve Road | PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED |

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

RALPH EUGENE PARTEE, JR., and wife, MILDRED FRANCES PARTEE, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto R. E. BILES and wife, RUBY W. BILES,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 45 on the Map of Crieve Hall Estates, as of record in Book 1835, pages 64, 65 and 66.

Said Lot No. 45 fronts 116.31 feet on the south side of Crieve Road and runs back between lines, 219.4 feet on the westerly line and 160 feet on the easterly line, to a dead line, which is a broken line, measuring 155.8 feet thereon.

Being the same property conveyed to Ralph Eugene Partee, Jr., and wife, Mildred Frances Partee, by deed from Crieve Hall Estates, Incorporated, as of record in Book 2012, page 113.

This conveyance is made subject to restrictions of record in Book 1976, page 483.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, except for 1969 Metro Taxes, which have been prorated and assumed by the Buyers.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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 hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 27th day of March, 1969.

Mildred Frances Partee
Mildred Frances Partee

Ralph Eugene Partee Jr.
Ralph Eugene Partee, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Ralph Eugene Partee, Jr., and wife, Mildred Frances Partee, the bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 27th day of March, 1969.

My commission expires: July 26, 1970

Reau E. Folk Jr
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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 _____,
this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00

Ruby W. Biles
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF March 1969

MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

Reau E. Folk Jr
Notary Public

WARRANTY DEED
REF. dh
FROM
RALPH EUGENE PARTEE, JR., and wife
TO
R. E. BILES and wife

A 35451

IDENTIF. REFERENCE

MAR 28 12 13 PM '69
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| MAR28 | CONV | 20,000.00 | | | |
| MAR28 | S'TAX | | A* | 52.00 | |
| MAR28 | PR'FEE | | A* | .50 | |
| MAR28 | W'DEED | | A* | 3.00 | * 55.50 |

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

File: Reau Folk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public