Prepared by: Earl Thompson, 415 Nashville Trust Building, Nashville, Tennessee,

WARRANTY DEED

BOOK 4322 PAGE 662

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bruce N. Batts, et ux	Same	2D-45025
(NAME) P.O. Box 186 - Route #1	(NAME) LaVergne, Tenn.	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) ..... ********** ..... *Dollars,* and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

I, Randall Phillips, Trustee, ...

have this day bargained and sold, and do hereby transfer and convey unto the said Bruce N. Batts and wife, Nancy C. Batts and their ..... *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 97 on the Plan of Section II, Priest Lake Park, as of record in Book 4175, pages 56, 57 and 58, Register's Office for said County, and described as follows:

Beginning at a point in the westerly margin of Anderson Road, at the corner of Lots 97 and 118; thence with the line between said lots, westerly 121.86 feet to a corner of Lot 96; thence with the line between Lots 96 and 97, southerly 122.18 feet to a point in the northerly margin of Lake Aire Drive; thence with the margin of the same, easterly 97 feet to a point at the beginning of a curve; thence around said curve, northeasterly 39.27 feet to a point in the westerly margin of Anderson Road; thence with the margin of the same, northerly 95 feet to the point of beginning.

Being part of the property conveyed to Randall Phillips, Trustee, by deed from D. and T. Land Company, as of record in Book 3927, page 10, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $7,500.00

Subscribed and sworn to before me, this the 31st day of March 19 69

Affiant Bruce N. Batts

My commission expires: MAY 6, 1969 (Affix Seal)

Notary Public John Patrick Young

This is improved (X) unimproved ( ) property, known as LOT 97 ANDERSON ROAD NASHVILLE, TENN. (House Number) (Street) 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 Bruce N. Batts and wife, Nancy C. Batts and their ..... *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself and my successors, *heirs and representatives, to warrant and forever defend the title to said real estate to said* Bruce N. Batts and wife, Nancy C. Batts and their ..... *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 31st *day of* March, *19* 69 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Randall Phillips

Randall Phillips, Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Randall Phillips, Trustee,

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, *Tennessee, this* 31st *day of* March, *19*69.

John Patrick Young
Notary Public

Commission expires MAY 6, 1969

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted, and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____*day of* _____, *19*_____.

_____
Notary Public

Commission expires _____.

APR-2 CONV *7,500.00
APR-2 S'TAX A* 19.50
APR-2 PR'FEE A* .50
APR-2 W'DEED A* 3.00 * 23.00

WARRANTY DEED

FROM

RANDALL PHILLIPS, TRUSTEE

TO

BRUCE N. BATTS, ET UX

KK&A BOX

A 35939

IDENTIF. REFERENCE

APR 2 12 46 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

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

#4,5(W)