TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:

(NAME)

(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:

Map 69-15
Par. 14

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

cash in hand paid by James H. Brown, unmarried,

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 the 13th Civil District of Davidson County, Tennessee, being a part of the Sam J. Chandler Property and a parcel marked "Reserved" on the Plan of Hydes Ferry Park, Section II, as of record in Book 2330, page 176, Register's Office for said County, described according to a survey made by Hickerson-Miller Engineers, dated Dec. 14, 1959, as follows:

BEGINNING at an iron pin set in the southeasterly margin of Emerald Drive, which point is 28.4 feet north 67° 45' east of an iron pin set in the northwest corner of said "Reserved" parcel; thence with the southeasterly margin of Emerald Drive, northeastwardly 51.6 feet to a monument and 48.4 feet to an iron pin, in all 100 feet; thence south 29° 15' east 317.5 feet to an iron pin; thence south 65° 30' west 140.8 feet to an iron pin; thence north 22° west 317.5 feet to the point of beginning. Being property conveyed to CUMBERLAND BUILDERS, INC., by deed from Lorenza A. Dennis and wife, as of record in Book 4255, page 987, Register's Office for said County. This conveyance is subject to restrictions, easements and set-back lines applicable to said property and to taxes for the year 1969 which have been prorated and assumed by the Grantees.

This is unimproved ( ) improved (X) property, known as 1622 Emerald Drive (House Number) (Street) Nashville, Tennessee (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 16th day of March, 1969.

CUMBERLAND BUILDERS, INC.

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

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, N. G. Pavey, a Notary Public within and for the State and County aforesaid, personally appeared L. H. Hardaway, Sr. with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the CUMBERLAND BUILDERS, INC. the within named bargainor, a corporation, and that (he) as such President 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 and attesting the same by the said

Witness my hand and official seal at office at Nashville, Tennessee on this the 16 day of March, 1969

My commission expires July 21-1969 N. G. Pavey Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

FROM

CUMBERLAND BUILDERS, INC.

TO

JAMES H. BROWN

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

The instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ROSS
First Federal Building
Nashville, Tennessee 37219

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

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A 38092

IDENTIF. REFERENCE

APR 22 2 53 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR22'69	CONV	20,957.00			
APR22'69	S'TAX		A*	50.60	
APR22'69	PR'FEE		A*	.50	
APR22'69	W'DEED		A*	3.00	* 58.10

I hereby offer this instrument for record and do swear or affirm that to the best of my knowledge and belief the amount of the actual consideration for or value of the property interest herein transferred is $ 20,957.00

State of Tennessee)
County of Davidson)

Affiant

Sworn to and subscribed before me this 16 day of April, 1969.

My Commission expires: 2-17-1969

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