This instrument was prepared by: Frank S. King, Jr., Attorney
507 American Trust Building
Nashville, Tennessee

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| James H. Hargis et ux | United Mortgagee Servicing Corp. | 4D - 37595 |
| (NAME) | (NAME) | Map 43-4 |
| 104 Hickman Street | Post Office Box 926 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Par. 30 |
| Old Hickory, Tennessee | Virginia Beach, Virginia 23451 | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

BOOK 4338 PAGE 668

*FOR AND IN CONSIDERATION of the sum of*

TEN and no/100 ($10.00) ---------- *Dollars,*
cash in hand paid and other good and valuable consideration,
the receipt of which is hereby acknowledged,

we, Delton Wilma Baugh and Marjorie Dombek,

*have this day bargained and sold, and do hereby transfer and convey unto the said*

James H. Hargis and wife, Gladys T. Hargis,

their *(successors), heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 3 on the Plan of Scenic View Subdivision in the 4th Civil District of Davidson County, Tennessee, according to an unrecorded plan prepared by W. W. Turner Company, Engineers, on August 20, 1948, but not of record.
Said lot is more particularly described as follows: Starting with a concrete monument at the south end of the return at the southwest corner of the intersection of Hadley Bend Road and Hickman Street, and running thence the following courses and distances: In a southwesterly direction along the westerly margin of Hickman Street a distance of 169.6 feet to an iron pin and the point of beginning; thence, continuing in a southwesterly direction along the westerly margin of Hickman Street a distance of 100 feet to an iron pin on a line between Lots Nos. 3 and 4; thence in a northwesterly direction along the line between Lots 3 and 4 a distance of 249.8 feet to an iron pin in a dead line; thence in a northeasterly direction along the rear of Lot No. 3, a distance of 100 feet to an iron pin on a line between Lots 2 and 3; thence in a southeasterly direction along the line between Lots 2 and 3 a distance of 249.8 feet to an iron pin and the point of beginning.
Being the same property conveyed to Delton Wilma Baugh and Marjorie Dombek for their joint lives, with the remainder in fee simple to the survivor, by deed from Howard L. McDonald et ux, of record in Book 4176, page 553, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $11,950.00

Subscribed and sworn to before me, this the 23rd day of May 1969

Affiant: James H Hargis

My commission expires: May 6, 1972 (Affix Seal)

Notary Public: Joyce S. Brooks

This is improved (X) unimproved ( ) property, known as 104 Hickman Street, Old Hickory, Tennessee
(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*

James H. Hargis and wife, Gladys T. Hargis,

their *(successors),*

*heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* James H. Hargis and wife, Gladys T. Hargis,

their

*(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* s *this* 23rd *day of* May, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Delton Wilma Baugh Marjorie Dombek

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Myers E. Brown, *a Notary Public in and for said County and State,* Delton Wilma Baugh and Marjorie Dombek, *the within named bargainorS, 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* Old Hickory, *Tennessee, this* 23rd *day of* May, *19*69.

Myers E. Brown *Notary Public*

*Commission expires* May 6, 1972

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* .....

JUN-3 69 CONV 11,950.00
JUN-3 69 S'TAX A* 30.94
JUN-3 69 PR'FEE A* .50
JUN-3 69 W'DEED A* 3.00 * 34.44

WARRANTY DEED

FROM
DELTON WILMA BAUGH, et al
TO
JAMES H. HARGIS et ux

A 4 2 9 3 4

IDENTIF. REFERENCE

JUN 3 9 15 AH '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