# WARRANTY DEED

BOOK 4344 PAGE 99

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Elizabeth Hope Clifton | Guaranty Mortgage Co. | Map 74-12 |
| (NAME) | (NAME) | |
| 182 Jacksonian Drive | 316 Union Street | Par. 8 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | Nashville, Tennessee | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Ten and No/100 ($10.00)

*Dollars,*

cash in hand paid by Elizabeth Hope Clifton and other good and valuable considerations, the receipt of which is hereby acknowledged and for the remainder the said Elizabeth Hope Clifton, assumes and agrees to pay the balance of $11,660.97 of an original indebtedness of $12,500.00 secured by deed of trust executed by Doris Mae Owens, to Herschel Greer, Trustee, of record in book 3653, page 269, Register's Office for Davidson County, Tennessee,

I, Doris Mae Owens Adams

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

Elizabeth Hope Clifton, her

*(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 844 on the Plan of Hermitage Hills, Section VII, of record in book 3300, pages 62 and 63, Register's Office for said County, described as follows:
Beginning with a point in the southwesterly margin of Jacksonian Drive at the common corner of lots Nos. 843 and 844; thence with the line between said two lots, 142.5 feet in a southwesterly direction to a point at the common rear corner of lots Nos. 843 and 844; thence in a south easterly direction 83.5 feet to a point in the northwesterly margin of Bonnafair Drive; thence along said margin of 103.6 feet in a northeasterly direction to a point which is the beginning of a curve; thence around said curve 40.78 feet in a northwesterly direction to a point in the southwesterly margin of Jacksonian Drive; thence along said margin 75.02 feet in a northwesterly direction to the point of beginning.
Being the same property conveyed to Doris Mae Owens, by deed from Belle Homes, Inc., of record in book 3618, page 535, Register's Office for said County.
This conveyance is made subject to utility easement, overhang easement, 30-foot minimum building setback line of record in book 3300, page 62, and amended in book 3576, page 273, Restrictive covenants contained in book 3399, page 446, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 13577.97

Subscribed and sworn to before me, this the 20th day of June 1969

Affiant Mary Ensey Agent

My commission expires My Commission Expires April 21, 1971 (Affix Seal)

Notary Public Raymond H. Dorrow

This is improved ( ) unimproved (X) property, known as 182 Jacksonian Drive (House Number) (Street) Nashville, Tennessee 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*

Elizabeth Hope Clifton, her

*(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, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Elizabeth Hope Clifton, her

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

*Witness* my *hand this* 20th *day of* June, 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.*

Doris Mae Owens Adams

This instrument prepared by:
James P. Guenther, Attorney
306 Nashville Bank & Trust Building
Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Raymond H. Darrow, *a Notary Public in and for said County and State,* Doris Mae Owens Adams

*the within named bargainor, with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

*Witness my hand and official seal at* Nashville, Tennessee *this* 20th *day of* June, *19* 69

*Commission expires* My Commission Expires April 21, 1971 Raymond H. Darrow *Notary Public*

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* .....

**WARRANTY DEED**

FROM

Doris Mae Owens Adams

TO

Elizabeth Hope Clifton

A 45271

IDENTIF. REFERENCE

JUN 23 11 36 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN23 CONV 13,577.97
JUN23 STAX B* 35.36
JUN23 RFEE B* .50
JUN23 MTGREC B* 3.00 * 38.86

Compliments of

Guaranty Title

Office of

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