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

WARRANTY DEED
TTC-211149

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO: BOOK 4351 PAGE 577
Map 52-3 Par. 29.00	Mr/Mrs Raymond Bradley Tulip Grove Road Box 62 Hermitage, Tennessee 37076	New Owners
FIELD BOOK NUMBER(S) 11D-51700 and 11D-51737	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) Farris Avenue	LOAN OR ACCOUNT NO. 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,

WALTER E. HANCOCK and wife, ALMA JO HANCOCK,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto RAYMOND BRADLEY and wife, MAXINE COCKRILL BRADLEY,

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 part of Lot No. 13, all of Lots 14, 15 and 16, and parts of Lots 56, 57, 58 and 59, and Kinsey Boulevard, on the unrecorded Plan of East Madison Addition, a Subdivision of the Stidum Lands, in the 11th Civil District of said County, and described as follows:

Beginning at a point in the westerly margin of Farris Avenue, at the southeast corner of the property conveyed to Lilly V. Bowman, and others, by deed of record in Book 3954, page 399; thence with said Avenue, southwesterly along a curve, 184.42 feet to a point; thence westerly 258.78 feet to a point; thence North 3°43' East 174.2 feet to the southwest corner of the Bowman property above referred to; thence with her southerly line, easterly 342.51 feet to the point of beginning.

Being the same property conveyed to Walter E. Hancock and wife, Alma Jo Hancock, by deed from Charles U. Coggins, Trustee, as of record in Book 1318, page 405.

This conveyance is made subject to restrictions contained in the deed of record in Book 1260, page 355.

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 18th day of July, 1969.

Alma Jo Hancock

Walter E. Hancock

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4351 PAGE 578

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named

Walter E. Hancock and wife, Alma Jo Hancock,

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 18th day of July, 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 $ 4,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 1969

MY COMMISSION EXPIRES: July 26, 1970 (AFFIX SEAL)

Reau E. Folk Jr.
Notary Public

WARRANTY DEED
REF: kg

FROM WALTER E. HANCOCK and wife

TO RAYMOND BRADLEY and wife

A 48077

IDENTIF. REFERENCE

JUL 18 12 13 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL 18	CONV	*4,000.00			
JUL 18	S'TAX		A*	10.40	
JUL 18	PR'FEE		A*	.50	
JUL 18	W'DEED		A*	3.00	* 13.90

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

File: Ram Lee

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