THIS INSTRUMENT PREPARED BY: J. Dennis Sanders
ATTORNEY AT LAW
SUITE 101 226 WEST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075

BOOK 4353 PAGE 866

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP, PARCEL NUMBERS |
|---|---|---|
| BETTY S. TURNER (NAME:) | (NAME:) | Map 62-13 |
| 1405 Hemlock Ave. (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Par. 77 |
| Nashville Tenn (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | PW |

*For and in Consideration of the sum of* TEN ($10.00) ---------- *DOLLARS*

Cash in hand paid and other good and valuable considerations, paid by BETTY S. TURNER, an unmarried, hereinafter referred to as the Grantee, to THEODORE E. TURNER, an unmarried, hereinafter referred to as the Grantor,

I, THEODORE E. TURNER, an unmarried *have bargained and sold, and by these presents do transfer and convey unto the said* ~~BETTY S. TURNER, an unmarried~~ her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 11th Civil District of Davidson County, Tennessee, being lot no. 12 on the map of Geo. I. Waddey's Subdivision of the W.N. Morgan 18.25 acre trust, called the Riverbluff Subdivision, as of record in book 843, page 101, Register's Office for said County.

Said lot no. 12 fronts 100 feet on the easterly side of Hemlock Avenue and runs back between parallel lines 200 feet to a dead line.

Being the same property conveyed to THEODORE E. TURNER and wife, BETTY S. TURNER, by deed from JOHN B. LOGAN, JR. and wife, JEAN B. LOGAN, of record in Book 3612, page 528, Register's Office for Davidson County, Tennessee.

It is expressly understood and agreed by and between the parties hereto that this conveyance is made pursuant to and in accordance with a Decree of the Fourth Circuit Court of Davidson County, Tennessee, in a cause styled, BETTY JO SNEED TURNER -vs- THEODORE ESPEY TURNER, appearance number 50399.

unimproved ( )
This is improved ( ) property, known as ..... (House Number) ..... (Street) ..... P. O. Address: ..... (City or Town)

*To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said* BETTY S. TURNER, an unmarried her *heirs and assigns, forever.*

*And* I *do covenant with the said* BETTY S. TURNER *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

*And* I, THEODORE E. TURNER, an unmarried *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* BETTY S. TURNER her *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness hand this* 25th *day of* July, 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.*

John W. Greenwood

Theodore E. Turner
THEODORE E. TURNER

My Commission Expires August 15, 1972

RECORDED 1969 JUL 29

BOOK 4353 PAGE 867

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, THEODORE E. TURNER

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, Davidson County Tennessee, this 25th day of July, 1969.

My Commission Expires August 15, 1972 John W. Grunstad Notary Public

Commission expires

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

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ , which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this The day of , 19 .

JUL 30 '69 MISC A* 3.00 * 3.00

WARRANTY DEED

FROM
THEODORE E. TURNER
TO
BETTY S. TURNER

A 49144

IDENTIF. REFERENCE

JUL 30 12 41 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee