THIS INSTRUMENT PREPARED BY:

DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG
NASHVILLE, TENNESSEE 37219

BOOK 4357 PAGE 542

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicus M. Hicks (NAME:)	same (NAME:)	Map 115-10 Par. 42
Cornwall Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of $10.00 ---------- TEN AND NO/100 ---------- *DOLLARS*

Cash paid by Nicus M. Hicks and wife, Mildred R. Hicks, and other good and valuable considerations, the receipt of which is hereby acknowledged.

Village Builders, Inc. has

~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* Nicus M. Hicks and wife, Mildred R. Hicks, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 203 on the Plan of West Meade Estates, Section 2, as of record in Book 2900, page 118, of the Register's Office for Davidson County, Tennessee.

Said Lot No. 203 fronts 126.71 feet on the northerly margin of Cornwall Court and runs back between lines 337.67 feet on the easterly line and 383.48 feet on the westerly line which is a broken line and runs back to a dead line in the rear on which it measures 189.2 feet.

Being the same property conveyed to Village Builders, Inc., by deed from Metropolitan Land Corporation of record in book 3998, page 138, Register's Office for said County.

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 5,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Subscribed and sworn to before me this the 12 day of Aug. 1969

Barbara Ferguson
Notary Public

My Commission Expires 10/24/70

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 Nicus M. Hicks and wife, Mildred R. Hicks, their *heirs and assigns, forever.*

And it does ~~xx~~ *covenant with the said* Nicus M. Hicks and wife, Mildred R. Hicks *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And Village Builders, Inc. does ~~xx~~ *further covenant and bind* itself, its successors ~~xxxx~~ *and representatives, to warrant and forever defend the title to the said land to the said* Nicus M. Hicks and wife, Mildred R. Hicks, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness its *hand this* 12th *day of* August, *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.*

VILLAGE BUILDERS, INC.

By: James S. Jones

James S. Jones, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., 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....., Tennessee, this..... day of....., 19.....

....., *Notary Public.*

Commission Expires.....

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., 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..... day of....., 19.....

....., *Notary Public.*

Commission Expires.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Beverly Jo Womble, *a Notary Public of the State and County aforesaid, personally appeared* James S. Jones, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President *of the* Village 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 purpose therein contained, by signing the name of the corporation by* him *self as* President.

Witness my hand and seal, at office in Nashville, Tennessee, *this* 12th *day of* August, *19*69.

Barbara Ferguson
Notary Public

Commission Expires 10/24/70

AUG 14 69	CONV	*5,500.00				
AUG 14 69 S'TAX			A*	14.30		
AUG 14 69 PR'FEE			A*	.50		
AUG 14 69	W'DEED		A*	6.00	*	20.80

WARRANTY DEED

FROM

Village Builders, Inc.

TO

Nicus M. Hicks, et ux

A 50799

IDENTIF. REFERENCE

AUG 14 9 28 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Compliments of

Guaranty Title Company

A Division of

Kansas City Title Insurance Company

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

FILE: Liability Ref. Law.