WARRANTY DEED

BOOK 4360 PAGE 611

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Howard W. Hall, Jr. (NAME)	Howard W. Hall, Jr. (NAME)	FH-7525
1127 Crater Hill Drive (STREET ADDRESS OR ROUTE NUMBER)	1127 Crater Hill Drive (STREET ADDRESS)	Map 144-2
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Pcl. 6 pd

FOR AND IN CONSIDERATION of the sum of Fifty-five Thousand Five Hundred and No/100 ($55,500.00)---------- Dollars,

cash in hand paid by Howard W. Hall, Jr., and wife, Mary Jean Hall, the receipt of which is hereby acknowledged,

We, James G. Nichols and wife, Donna Jean Nichols

have this day bargained and sold, and do hereby transfer and convey unto the said Howard W. Hall, Jr., and wife, Mary Jean Hall, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being lot No. 59 on the Plan of Chickering Hills, Section 3, as of record in book 2663, page 17, Register's Office for said County. Said Lot No. 59 fronts 229.3 feet on the westerly side of Crater Hill Drive and extends back 438.2 feet on the southerly line and 397.3 feet on the northerly line to a dead line, measuring 232.92 feet thereon. Being part of the property conveyed to James G. Nichols and wife, Donna Jean Nichols, by deed from William Waller, Jr. and wife, of record in book 4012, page 296, Register's Office for said County, and by deed of correction of record in book 4032, page 31, said Register's Office.

This conveyance is made subject to 20-foot easement for public utilities along the westerly line of premises, 145-foot building setback line from Crater Hill Drive and conditions of owners certificate, as shown on plan of record in book 2663, page 17, Register's Office for Davidson County, Tennessee, and to restrictive covenants contained in an instrument of record in book 2648, page 523, said Register's Office.

James G. Nichols and James Gardiner Nichols being one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $55,500.00

Subscribed and sworn to before me, this the 27th day of August, 19 69

Affiant

My commission expires: February 14, 1973 (Affix Seal)

Notary Public A. M. Tenison

This is unimproved ( ) improved (X) property, known as 1127 Crater Hill 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 Howard W. Hall, Jr., and wife, Mary Jean Hall, 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., except for taxes for 1969 which are prorated and assumed by grantees.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Howard W. Hall, Jr., and wife, Mary Jean Hall, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 28th day of July, 1969, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James Gardiner Nichols

Donna Jean Nichols

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

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OKLAHOMA

STATE OF ~~TENNESSEE~~
COUNTY OF ~~DAVIDSON~~
Tulsa

Personally appeared before me, Rethea E. Hummard *a Notary Public in and for said County and State,* James G. Nichols and wife, Donna Jean Nichols

the within named 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 Oklahoma
this 25th *day of* August, *19* 69

Rethea E. Hummard *Notary Public*

Commission expires June 12, 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 .....

AUG28 CKW 55,500.00
AUG28 STAX A* 148.30
AUG28 PRICE A* .50
AUG28 DEED A* 3.00 * 147.80

WARRANTY DEED

FROM
James G. Nichols et ux

TO
Howard W. Hall, Jr., et ux

A 52153

IDENTIF. REFERENCE

AUG 28 8 32 AM '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

M T C. Mason