This instrument prepared by:
Charles C. Morrow, Attorney
3221 Nolensville Road
Nashville, Tennessee 37211

BOOK 4362 PAGE 708

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James Mitchell Tenpenny, Sr. et ux	same	Map 119-15
(NAME)	(NAME)	Pcl. 22
3001 Mavert Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37211		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Pal

FOR AND IN CONSIDERATION of the sum of ---------Ten and no/100----------
----------($10.00)---------- Dollars,
the receipt of which is hereby acknowledged, and other good and valuable considerations, which is a promissory note of even date in the amount of $2,000.00 payable to Henderson Phillips of which a lien is hereby retained. The payment of said note sets forth its conditions and terms. Further consideration is the assumption of a present indebtedness by the grantees herein on the property herein conveyed.

We, Henderson Phillips and wife, Geraldine H. Phillips,

have this day bargained and sold, and do hereby transfer and convey unto the said James Mitchell Tenpenny Sr. and wife, Carol Jean Tenpenny,

their (successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Southlake, Section IV, of record in Book 3300, page 85, Register's Office for said County.

Beginning at a point in the westerly margin of Mavert Drive, the common front corner of Lots Nos. 21 and 22 on said plan; thence, westwardly 209.8 feet to a point; thence, northwardly 143.0 feet to a point; thence, eastwardly 124.8 feet to a point; thence southwardly 20.0 feet to a point; thence, eastwardly 60.4 feet to a point in the westerly margin of Mavert Drive; thence, with the margin of same, southwardly 76.6 feet to the beginning.

Being the same property conveyed to Henderson Phillips and wife, Geraldine H. Phillips by deed from Elrod Construction Company, Inc. of record in Book , page , said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 2,000.00

Subscribed and sworn to before me, this the 5 day of Sept 19 69

Affiant Henderson Phillips

My commission expires: 10-2-1972 (Affix Seal)

Notary Public

This is unimproved (improved) (XX) property, known as 3001 Mavert Drive, Nashville, Tennessee
(House Number) (Street) 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 James Mitchell Tenpenny, Sr. and wife, Carol Jean Tenpenny

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 as noted above

We further covenant and bind Ourselves and Our heirs and representatives, to warrant and forever defend the title to said real estate to said James Mitchell Tenpenny, Sr. and wife, Carol Jean Tenpenny, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 5 day of Sept, 1969, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Henderson Phillips

Geraldine H. Phillips

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Charles McBroom, *a Notary Public in and for said County and State,* Henderson Phillips and Geraldine H. Phillips

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 Nashville, *Tennessee, this* 3 *day of* Sept, *19* 69.

Commission expires 10/24/72 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 .....

SEP-5	CONV	19,000.00			
SEP-5	S'TAX		A*	49.40	
SEP-5	PR'FEE		A*	.50	
SEP-5	DEED		A*	3.00	* 52.90

WARRANTY DEED

FROM
HENDERSON PHILLIPS, ET UX

TO
JAMES MITCHELL TENPENNY, SR. ET UX

A 53072

IDENTIF. REFERENCE

SEP 5 3 45 PM '69

FELIX Z. ZOLLICOFFER 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