BOOK 4369 PAGE 173

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $11,700.00

Thomas H. Vantrease Sr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF September 1969.

Susan B. Cook
Notary Public

MY COMMISSION EXPIRES: July 31 1973
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Alfred T. Adams, Jr., Attorney, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Richard A. Hearod (NAME)	Mr. & Mrs. Richard A. Hearod (NAME)	Map 42-9
906 Tuckahoe Drive (STREET ADDRESS OR ROUTE NUMBER)	906 Tuckahoe Drive (STREET ADDRESS)	Par. 121
Madison, Tennessee (CITY) (STATE) (P. O. ZIP)	Madison, Tennessee (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, Thomas H. Vantrease, Sr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard A. Hearod and wife, Linda Gayle Hearod

HEREINAFTER CALLED THE GRANTEES, 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. 65 on the Plan of Section II, Kemper Heights, of record in Book 2331, page 104, Register's Office for said County.

Said Lot No. 65 fronts 80 feet on the northwesterly side of Tuckahoe Drive and runs back 287.1 feet on the easterly line and 335.1 feet on the westerly line to a dead line, which is a broken line, measuring 153.2 feet.

Being the same property conveyed to Thomas H. Vantrease, Sr. by deed from Paul Galen Suddeath and wife, Mitzie E. Suddeath of record in Book 3256, page 565, Register's Office for Davidson County, Tennessee.

Grantees have assumed and agreed to pay the balance of a promissory note dated September 17, 1956 in the principal amount of $11,350.00 executed by Paul Galen Suddeath and wife, Mitzie E. Suddeath, to the order of Kimbrough-Phillips Company and secured by a Deed of Trust on the above described property of record in Book 2566, page 441, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 2142, page 459, Register's Office for Davidson County, Tennessee, and to the owner's certificate and easements shown on the recorded plan of said property in Book 2331, page 104, said register's office.

~~Unimproved~~ This is improved ( ) property, known as 906 Tuckahoe Drive, Madison, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 30th day of September, 1969

Thomas H. Vantrease Sr.

STATE OF TENNESSEE
Davidson County

BOOK 4369 PAGE 174

Personally appeared before me, Susan B. Pack, a Notary Public in and for said County and State, the within named Thomas H. Vantrease, Sr.

the 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, Tennessee, this 30th day of September 19 69

Commission expires July 31, 1973

Susan B. Pack
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Thomas H. Vantrease, Sr.

TO
Richard A. Hearod and wife, Linda Gayle Hearod

A 55954

IDENTIF. REFERENCE

OCT 1 2 58 PH '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT-1 69	CONV	11,700.00			
OCT-1 69	S'TAX		A*	30.42	
OCT-1 69	PR'FEE		A*	.50	
OCT-1 69	W'DEED		A*	3.00	* 33.92