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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

Harry M Denson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF October 19 69

Elaine Bailey
Notary Public

MY COMMISSION EXPIRES: 1-24-70

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DODSON BATSON, ATTY. 702 First American Na'l Bank Bldg. Nashville
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. Harry M.Denson (NAME)	SAME (NAME)	Oak Hill
1032 Tyne Boulevard (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	11302
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(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, ETHETTA RUSSELL DEMONBREUN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HARRY M. DENSON AND WIFE, ANN S. DENSON

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. 9 on the Map of the First Addition to Lealand Manor, a part of the Overton Lea Estates, not of record, and described according to a survey made by William A.Pitts, February 1,1947, as follows:

BEGINNING on the northerly margin of Tyne Boulevard, at the corner of Lots Nos. 8 and 9, said beginning point being the southwest corner of Lot No. 8 conveyed to Pat Kimbrough and wife, by deed from Paul Simpson and wife, of record in Book 1763, page 202, Register's Office; thence with Kimbrough's west line and with the line between Lots Nos. 8 and 9, North 2°43' East 486.5 feet to the corner of Lots Nos. 8 and 9; thence with the north line of Lot No. 9, westwardly 300 feet to the east line of Lealand Manor Fourth Addition; thence with the east line of the same, and with the west line of Lot No. 9, southwardly 500 feet to the northerly margin of Tyne Boulevard; thence with the margin of the same, eastwardly 301 feet to the point of beginning, and containing 3.41 acres, more or less.

Being the same property vested in Ethetta Russell Demonbreun, as surviving widow of W.A.Demonbreun, by deed from Robert E.McAdams and wife, of record in Book 3131, page 250, said Register's Office.

This conveyance is made subject to all restrictions of record.

1969 taxes have been prorated and are assumed by Purchasers.

This is { unimproved } { improved } property, known as _____ (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 15 day of October, 19 69

Ethetta Russell DeMonbreun

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Ellouise Bailey, a Notary Public in and for said County and State, the within named Ethetta Russell Demonbreun

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15 day of October 1969

Commission expires 1-24-70

Ellouise Bailey
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 (their several oaths) acknowledged (themselves) to be the _____ 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 _____.

OCT 15 CONV 65,000.00 (his oath) (himself)
OCT 15 STAX A* 169.00
OCT 15 PR'FEE A* .50
OCT 15 DEED A* 3.00 * 172.50

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

My commission expires _____

_____
Notary Public

Mail to Mr Denson 1032 Tyne Filed

WARRANTY DEED

FROM
ETHETTA RUSSELL DEMONBREUN

TO
HARRY M. DENSON, ET UX

A 57429

IDENTIF. REFERENCE

OCT 15 2 49 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.