WARRANTY DEED

BOOK 4378 PAGE 386

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ben J. Birdwell & Wife	Same	Map 85-09
(NAME) Hunters Hill Road	(NAME)	Par. 21
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37214	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------

---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

We, Michael D. Davis and wife, Stephenie M. Davis

have this day bargained and sold, and do hereby transfer and convey unto the said

Ben J. Birdwell and wife, Peggy Birdwell

their ~~XXXXX~~ heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 98 on the Plat of Lincoya Hills, Knob Section, as of record in Book 2331, page 6, Register's Office for said County.

Said Lot No. 98 starts at a point on Hill Road and follows said road on a partial turn around on a curved portion, a distance of 84.23 feet to a point; thence westerly a distance of 174.1 feet to a point; thence southerly a distance of 321.2 feet to a point; thence south 57° 22' east a distance of 221.8 feet to a point; thence 319.7 feet to the point of origin.

Being the same property conveyed to Michael D. Davis and wife, Stephenie M. Davis by deed from James R. Doran and wife, Shirley Y. Doran of record in Book 4034, page 372, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 15,000.00

Subscribed and sworn to before me, this the 14th day of November 1969

Affiant Sherman H. Maxwell

My commission expires: 11/12/69 (Affix Seal)

Notary Public Patsy J. [illegible]

This is ~~unimproved~~ improved property, known as ..... (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

Ben J. Birdwell and wife, Peggy Birdwell

their ~~XXXXXX~~ (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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

Ben J. Birdwell and wife, Peggy Birdwell, their

~~XXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 14th day of NOVEMBER, 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.

Michael D. Davis

Stephanie M. Davis

This Instrument Was Prepared By

Wiley W. Pedigo

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, ... *, a Notary Public in and for said County and State,*

Michael D. Davis and wife, Stephenie M. Davis

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* 12th *day of* NOVEMBER, *19* 69

..... *Notary Public*

Commission expires 11/12/69

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 .....

WARRANTY DEED

FROM

MICHAEL D. DAVIS, ET UX

TO

BEN J. BIRDWELL, ET UX

A 60088

IDENTIF. REFERENCE

Nov 10 1 24 PM '69

FELIX A. GILLIAM II, REGISTER
DAVIDSON COUNTY, TENN.

NOV 10 69	CONV	15,000.00			
NOV 10 69	S'TAX		B*	39.00	
NOV 10 69	PR'FEE		B*	.50	
NOV 10 69	W'DEED		B*	3.00	* 42.50

Compliments of

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NASHVILLE, TENNESSEE

PEDIGO & SAINDON