WARRANTY DEED

BOOK 4380 PAGE 765

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Violet E. Smith	Violet E. Smith	9D-12420
(NAME) Buffalo Road	(NAME) Route 2, Buffalo Road	Map 113
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	Par. 62 PW
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of One Thousand Two Hundred Fifty and No/100---
---------- ----------($1,250.00)---------- *Dollars,*

cash in hand paid by Violet E. Smith, the receipt of which is hereby acknowledged,

We, Robert S. Ferguson and wife, Susie M. Ferguson

have this day bargained and sold, and do hereby transfer and convey unto the said Violet E. Smith, her

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in the 8th, formerly the 12th Civil District of said County and State, described partly according to a survey made by S. H. Hutchison, Surveyor, March 22, 1957, as follows:
Beginning at a point in the center of Buffalo Road at the southwest corner of the Wilburn Lockridge property shown on the said survey, but by deed of record in book 1881, page 89, Register's Office for said County. Said corner is south 62° west 2-1/4 poles from said Lockridge's corner; thence with Lockridge's line as shown on said survey, north 31° west 17.75 poles to a stone pile; thence south 36° 30' west 100 feet; thence easterly and parallel with Lockridge's line 17.75 poles, more or less, to the center of Buffalo Road; thence with the center of said Road, north 49° east 100 feet to the beginning.
Being the same property conveyed to Robert S. Ferguson and wife, Susie M. Ferguson, by deed from R. E. Worrall, County Court Clerk, of record in book 3641, page 599, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 1250.00

Subscribed and sworn to before me, this the 19th day of November 1969

Affiant Violet E. Smith

My commission expires: June 6, 1972 (Affix Seal)

Notary Public Mary Emery

This is unimproved ( ) improved (X) property, known as lot on Buffalo Road, 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
Violet E. Smith, her
(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* Violet E. Smith, her
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 19th 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.*

Robert S. Ferguson
Susie M. Ferguson

This Instrument Was Prepared By
Phillip Davidson
Of The Law Firm Pedigo & Salmon
Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Emsey, *a Notary Public in and for said County and State,* Robert S. Ferguson and wife, Susie M. Ferguson

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* 19th *day of* November, *19* 69

Commission expires June 6, 1972 Mary Emsey *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 .....

NOV 19 69 CONV *1,250.00
NOV 19 69 S'TAX A* 3.12
NOV 19 69 PR'FEE A* .50
NOV 19 69 W'DEED A* 3.00 * 6.62

A 61002

IDENTIF. REFERENCE

Nov 19 2 05 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
Robert S. Ferguson, et ux

TO
Violet E. Smith

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.-S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Guaranty Title 205927