THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
[1th FLOOR J. C. BRADFORD BLDG
NASHVILLE, TENNESSEE 37219

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| H. Wallace Edwards, Sr. (NAME) | SAME (NAME) | Map 116-12 |
| 3904 Abbott Martin Road (STREET ADDRESS OR ROUTE NUMBER) | BOOK 4383 PAGE 389 (STREET ADDRESS) | Par. 8 |
| Nashville, Tennessee (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

FOR AND IN CONSIDERATION of the sum of $10.00----------
----------TEN AND NO/100---------- Dollars,
Cash paid by H. Wallace Edwards, Sr., and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said of the unpaid principal balance of a note in the original amount of $18,000.00, secured by a deed of trust to Walter M. Noel, Trustee, of record in Book 3653, page 115, Register's Office for Davidson County, Tennessee.

We, Robert W. Meyer and wife, Mary Meyer,

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

H. Wallace Edwards, Sr.,

his (successors), heirs and assigns,

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

Land in the 7th Civil District of Davidson County, Tennessee, being part of an unnumbered tract shown on the Map of Royal Oaks Land Company's Subd. of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for said County, lying north of Abbott-Martin Road, and shown on an unregistered copy of a survey made of part of said tract, by Norrs H. Hickerson, Surveyor, July 2, 1951, as follows:

Beginning at a point at an iron pin in the northerly margin of Abbott Martin Road, 523 feet more or less east of the easterly margin of Walnut Drive, being 200 feet east of the southeast corner of the property conveyed to Maxwell G. Horkins and wife, by deed from Royal Oaks Land Company, as of record in Book 1300, page 470, said Register's Office; thence North 3° 45' East 255.7 feet to an old wire fence in the south line of the Woodmont Country Club Property; thence along said fence, South 87° 30' East 100 feet to a concrete monument; thence South 3° 45' West 259.4 feet to a monument in the northerly margin of Abbott Martin Road; thence with the margin of the same, North 86° 15' West 100 feet to the point of beginning.

Being the same property conveyed to Robert W. Meyer and wife, Mary Meyer, by deed from James B. Green and wife, as of record in Book 4013, page 939, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 26,750.00

Subscribed and sworn to before me, this the 26th day of November 19 69

Affiant

My commission expires 8-9-72 (Affix Seal)

Notary Public

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

H. Wallace Edwards, Sr.,

his (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 stated herein.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said H. Wallace Edwards, Sr.,

his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 26th 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.

X Robert W Meyer
Robert W. Meyer

X Mary Meyer
Mary Meyer

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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*Personally appeared before me,* [signature], *a Notary Public in and for said County and State,* Robert W. Meyer and wife, Mary Meyer *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* 26th *day of* November, *19*69.

[signature] *Notary Public*

*Commission expires* 3-7-72

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* .....

DEC-1 69 CONV 26,750.00
DEC-1 69 S'TAX A* 69.24
DEC-1 69 PR'FEE A* .50
DEC-1 69 W'DEED A* 3.00 * 72.74

**WARRANTY DEED**

FROM Robert W. Meyer, et ux

TO H. Wallace Edwards, Sr.

A 62141

IDENTIF. REFERENCE

DEC 1 1 07 PM '69

FELIX Z. WILSON II 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

FILE: Dobson & Johnson, Inc.