BOOK 4411 PAGE 649

WARRANTY DEED

This instrument was prepared by
GRISSIM AND SHORT, Attorneys
Court Square Building
Nashville, Tennessee

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GARLAND P. ROSE ET AL (NAME)	Same (NAME)	Map 7
190 S Mannie Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 100
Hartwell Tenn (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00)---------- Dollars, CASH AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, INCLUDING THE ASSUMPTION OF THE BALANCE DUE ON A VENDOR'S LIEN OF RECORD IN BOOK 4249, PAGE 450, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

HARTWELL PRICE, A WIDOW

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

GARLAND P. ROSE AND WILLIAM W. MANNING

THEIR (successors), heirs and assigns,

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

LAND IN THE 10TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING PART OF THE WILLIAM WADE MANNING PROPERTY, AND DESCRIBED ACCORDING TO A SURVEY MADE BY SOUTHERN LAND SURVEYING COMPANY, INC., DATED JUNE, 1968, AS FOLLOWS:
BEGINNING AT A MONUMENT IN THE NORTH MARGINOF OLD TINNIN ROAD, AT THE CORNER OF THE OTTO PENDLEY, JR., PROPERTY; THENCE ALONG AN OLD ROCK WALL, SOUTH 79 DEG. 23' 50" WEST 82.44 FEET TO AN IRON PIN IN MANNING PROPERTY LINE; THENCE NORTH 00 DEG. 56' 40" WEST 11.83 FEET TO AN IRON PIN; THENCE NORTH 87 DEG. 45' 30" WEST 87.98 FEET TO A MONUMENT, CONTINUING ALONG MANNING'S LINE, NORTH 4 DEG. 31' EAST 494.58 FEET TO AN IRON PIN; THENCE NORTH 79 DEG. 00' EAST 175 FEET TO AN IRON PIN LOCATED 21.5 FEET SOUTH OF A CORNER POST; THENCE ALONG PENDLEY'S WEST LINE AND ALONG A FENCE, SOUTH 4 DEG. 31' WEST 528.12 FEET TO THE BEGINNING, CONTAINING 2 ACRES. BEING THE SAME PROPERTY CONVEYED TO HARTWELL PRICE AND WIFE, HELLEN C. PRICE BY DEED FROM WILLIAM WADE MANNING ET AL, OF RECORD IN BOOK 4249, PAGE 450, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, THE SAID HELLEN C. PRICE HAVING SINCE DIED.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 11,500.00

Subscribed and sworn to before me, this the 15 day of APRIL 19 70

Affiant Hartwell Price

My commission expires: May 12 - 1970 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) 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

GARLAND P. ROSE AND WILLIAM W. MANNING

THEIR (successors),

heirs and assigns forever. I covenant that I AM lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said real estate to said GARLAND P. ROSE AND WILLIAM W. MANNING

THEIR

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

Witness my hand this 15th day of APRIL, 19 70 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Hartwell Price

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gell Dickerson, *a Notary Public in and for said County and State,* HARTWELL PRICE

the within named 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* 15 *day of* APRIL, *19* 70

Gell Dickerson *Notary Public*

Commission expires May 12 - 1970

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 .....

Mail to Gell
Dickerson
P.O. Box 4623
Nashville Tenn 37216

WARRANTY DEED

FROM

HARTWELL PRICE

TO

GARLAND P. ROSE AND WILLIAM W. MANNING

A 74767

IDENTIF. REFERENCE

APR 17 1 25 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

APR 17 70	CONV	11,500.00				
APR 17 70	S'TAX		A*	29.90		
APR 17 70	PR'FEE		A*	.50		
APR 17 70	W'DEED		A*	3.00	*	33.40

Compliments of

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Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE