WARRANTY DEED

BOOK 4419 PAGE 884

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Ross H. Thompson (NAME)	Same (NAME)	Map. 102-16
719 Summerly Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 81
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

For and in Consideration of the sum of.....

---Forty-two Thousand Five Hundred and no/100 ($42,500.00)-----*DOLLARS*

and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Mary Henley Niederhauser has

.....*~~have~~ bargained and sold, and by these presents do*es *transfer and convey unto the said* Ross H. Thompson and wife, Harriett N. Thompson, their

.....*heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in Davidson County, Tennessee, being Lot No. 264 on the Plan of Hillwood Estates, Section 11, as of record in Book 2663, page 38, Register's Office for Davidson County, Tennessee.

Said Lot No. 264 fronts 140 feet on the southerly side of Summerly Drive and extends back 452 feet on the easterly line and 492 on the westerly line to a dead line, measuring 145.6 feet thereon.

Being the same property conveyed to Mary Henley Niederhauser by deed from D. H. Whitfield and wife, of record in Book 3930, page 50, Register's Office for said County.

This conveyance is made expressly subject to the following:

1. Taxes for the year 1970, which have been prorated and the payment of which has been assumed by the Grantees.

2. Utility easement, set back line, and conditions of the owner's certificate as shown on the recorded plan aforesaid.

3. Restrictive covenants of record in Book 3930, page 50, and Book 2902, page 457, said Register's Office, together with an agreement concerning driveway culverts as contained in the latter of said instruments.

This instrument prepared by James I. Vance Berry, Attorney, 700 American Trust Building, Nashville, Tennessee

HENRY A. GILLESPIE NOTARY PUBLIC COM. EXPIRES MAR. 30, 1974 STATE OF TENNESSEE

STATE OF TENNESSEE, COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 42,500.00

Subscribed and sworn to before me, this the 25th day of May AT 1970

Affiant

My Commission Expires April 30, 1973

Notary Public

This is unimproved ( ) improved (X) property, known as 719 Summerly Drive, Nashville, Tennessee.
(House Number) (Street) P. O. Address: (City or Town)

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 Grantor *do* es *covenant with the said* Grantees *that* she is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as herein-above set forth.

And Grantor does ~~do~~ *further covenant and bind* herself, her *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.*

Witness my *hand this* 25th *day of* May, *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.*

Mary Henley Niederhauser

Mary Henley Niederhauser

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Henry A. Gillespie, a Notary Public in and for said County and State, the within named Mary Henley Niederhauser

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 25th day of May, 19 70.

Henry A. Gillespie, Notary Public.

Commission Expires My Commission Expires April 30, 1973

NOTARY PUBLIC STATE OF TENNESSEE HENRY A. GILLESPIE COMMISSION EXPIRES APR 30 1973

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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.....

BOOK 4419 PAGE 887

PLEASE FILE

HENRY A. GILLESPIE CO.

A 7 8 5 6 4

WARRANTY DEED

FROM

Mary Henley Niederhauser

TO

Ross H. Thompson et ux

IDENTIF. REFERENCE

MAY 25 2 42 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

MAY25 70	CONV	42,500.00			
MAY25 70 S'TAX			A*	110.50	
MAY25 70 PR'FEE			A*	.50	
MAY25 70	W'DEED		A*	6.00	* 117.00