WARRANTY DEED

BOOK 4434 PAGE 243

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ralph L. Hart et ux.	Same	Map 132-8
(NAME)	(NAME)	Pcl. 20
6215 Harding Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Pcl

FOR AND IN CONSIDERATION of the sum of Forty Thousand Four Hundred Seventy One and 91/100 ($40,471.91)---------- *Dollars,*

cash in hand paid by Ralph L. Hart and wife, Aliene E. Hart, the receipt of which is hereby acknowledged,

we, Gary Cooper and wife, Bessie S. Cooper

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

Ralph L. Hart and wife, Aliene E. Hart, their

(successors), heirs and assigns,

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

Being Lot No. 2 on the plan of Warner Park Valley, Section 1, as of record in book 3600, pages 12, 13 and 14, Register's Office for Davidson County, Tennessee, described as follows:
Beginning at the southerly margin of U. S. Highway 70-S, at the common corner of lots Nos. 2 and 3; thence southerly 320.0 feet to a point; thence north 11° 48' East 216.38 feet to an iron pin; thence northeasterly 155.0 feet to an iron pin in the southerly margin of U. S. Highway 70-S; thence along southerly margin of U. S. Highway 70-S, South 61° 29' West 140.0 feet to the point of beginnig.

Being part of the same property conveyed to Gary Cooper Construction Company by deed from Murphree Realty Company of record in Book 3970, page 204, Register's Office for said County, and as corrected (Grantee changed to Gary Cooper) in book 4115, page 21, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $40,471.91

Subscribed and sworn to before me, this the 27th day of July, 1970

Affiant

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

Notary Public

This is unimproved ( ) improved (X) property, known as 6215 Harding 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

Ralph L. Hart and wife, Aliene E. Hart, their

(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*

Ralph L. Hart and wife, Aliene E. Hart, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 23rd day of July, 1970, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

/s/ Gary Cooper

/s/ Bessie S. Cooper

This Instrument Was Prepared By

Harvey W. Pedigo (ej)

Of The Law Firm Pedigo & Saindon

Stahlman Building, Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensley, *a Notary Public in and for said County and State,* Gary Cooper and wife, Bessie S. Cooper

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* 27th *day of* July, *19* 70.

Mary Ensley
Notary Public

Commission expires June 6, 1972

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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.....

JUL 27 70 CONV 40,471.91
JUL 27 70 S'TAX A* 105.30
JUL 27 70 PR'FEE A* .50
JUL 27 70 W'DEED A* 3.00 * 108.80

WARRANTY DEED

FROM
Gary Cooper, et ux

TO
Ralph L. Hart, et ux

A 8 4 9 2 9

IDENTIF REFERENCE

JUL 27 2 28 PM '70

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

Warranty Deed 3C.S.?