BOOK 4137 PAGE 297

This Instrument Prepared by:
REAU E. FOLK, JR.
3829 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED

F-404

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 80-7 Par 28	Mrs. Della Mae Christion and Della Louise Christion	Commerce Union Bank P. O. Box 60387 Nashville, Tennessee 37206
FIELD BOOK NUMBER(S) 13D 13550	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1459 Snell Boulevard	LOAN OR ACCOUNT NO.
		PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

JAMES E. WHITE and DAVID A. FLOYD, partners, d/b/a TOWN & COUNTRY HOMES

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto DELLA MAE CHRISTION, a widow, and daughter, DELLA LOUISE CHRISTION, unmarried

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 332 on the Map of Bordeaux Hills, Section Two, as of record in Book 3600, page 7.

Said Lot No. 332 fronts 56.0 feet on the easterly side of Snell Boulevard and extends back 126.51 feet on the northerly line and 145.43 feet on the southerly line, to a dead line in the rear, measuring 60.3 feet thereon.

Being part of the property conveyed to James E. White and David A. Floyd, partners, d/b/a Town & Country Homes, by deed from Andrew Ewing, Trustee, as of record in Book 4376, page 734.

This conveyance is made subject to restrictions of record in Book 3465, page 403 and in Book 3537, page 105.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 31st day of July 1970.

David A. Floyd, partner

TOWN & COUNTRY HOMES

BY: James E. White, partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4437 PAGE 298

Before me, Helen D. Scott, a Notary Public in and for the State and County aforesaid, personally appeared the within named James E. White and David A. Floyd the 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 the 31st day of July, 19 70.

My commission expires: May 10,1971.

Helen D. Scott
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 14,600.00

Della Louise Christion
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July 19 70

MY COMMISSION EXPIRES: May 10, 1971 (AFFIX SEAL)

Helen D. Scott
Notary Public

WARRANTY DEED
REF: mas

FROM
TOWN & COUNTRY HOMES

TO
DELLA MAE CHRISTION
AND
DELLA LOUISE CHRISTION

A 86277

IDENTIF. REFERENCE

AUG 10 9 51 AM '70
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG 10	CONV	14,600.00			
AUG 10	S'TAX		A*	37.96	
AUG 10	PR'FEE		A*	.50	
AUG 10	W'DEED		A*	3.00	* 41.46

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

Russell H. Hippe, Jr.
26th Floor, L & C Tower
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public