(This instrument was prepared by [redacted], Attorney at Law,
James A. Lesemann
320 Gallatin Road, Madison, Tennessee 37115.)

BOOK 4456 PAGE 566

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nancy Bing Hays et vir.	(same)	11D 13040
(NAME:) 556 Neeleys Bend Road	(NAME:)	Map 57-E
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee 37115	(STREET ADDRESS)	Par. 1
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ---------- ($10.00) *DOLLARS* cash in hand paid by the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, WILLIE POTTER BING, a widow, hereinafter called the grantor,

have bargained and sold, and by these presents do transfer and convey unto ~~the said~~ NANCY BING HAYS AND HUSBAND, WILLIAM A. HAYS,

herein called the grantees, 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 the northerly part of Parcel "B" on the Map of Stratton Heights, as of record in Book 1835, page 13, Register's Office for said County, described as follows:
Beginning at a point in the easterly margin of Gibson Drive at the southwest corner of Lot No. 77; running thence with the southerly boundary of said lot, south 84° 44' east 394.84 feet to the westerly boundary of the L. & N. R.R. right-of-way; thence with the same, south 18° 19' west 337.15 feet to a point, off-set corner in said right-of-way and corner to Homer Chance; thence with Chance's line, westwardly 260 feet to a point in the center of Gibson Creek on the easterly margin of Gibson Drive; thence with the margin of said Drive, around a slight curve, northwardly 230.49 feet to a concrete monument; thence northwardly, with the margin of the same, and around a slight curve, 170.28 feet to the beginning, containing by estimation, 2.886 acres, more or less.

Being the same property conveyed to L. O. Bing and wife, Willie Potter Bing, by deed from Tom L. Bing and wife, Jean S. Bing, of record in Book 2036, page 319, Register's Office for Davidson County, Tennessee; the said L. O. Bing having since died.

This is unimproved ( ) improved (X) property, known as ~~_____~~ Gibson Drive, Madison, 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 I *do covenant with the said* grantees *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I, the said grantor, *do further covenant and bind* myself, my *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* 31 *day of* October, *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.*

Willie Potter Bing
(Willie Potter Bing)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Willie Potter Bing, a widow,

the within named 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 Madison Tennessee
this 31 *day of* October, *19* 70

Mrs. William M. Leach *Notary Public*

Commission expires 1-28-71

NOV-4?0 CONV 20,000.00
NOV-4?0 S'TAX A* 52.00
NOV-4?0 PR'FEE A* .50
NOV-4?0 M'DEED A* 3.00 * 55.50

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 .

STATE OF TENNESSEE
COUNTY OF Davidson

I hereby swear, or affirm, that the actual consideration for this transfer, or value of the property transferred, whichever is greater is $ 20,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Willie Potter Bing.
Affiant

Subscribed and sworn to before me this the 31 day of Oct 1970

Mrs. William M. Leach
Notary Public

Commission Expires: 1-28-71

WARRANTY DEED

FROM

WILLIE POTTER BING, A WIDOW

TO

NANCY BING HAYS ET VIR.

A 95 U 9 0

IDENTIF. REFERENCE

NOV 4 9 32 AM '70

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee