Warranty Deed

BOOK 4459 PAGE 21

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. GO-6056
SEND TAX NOTICES TO: Murphree Mortgage Company
ADDRESS: 226 Third Avenue North, Nashville, Tennessee 37219

For and in consideration of ------- $10.00---------- cash in hand paid by Aubrey G. Morris and wife, Shirley A. Morris, , hereinafter referred to as the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, Jones Homes, Inc., formerly Jones Lumber Company, Incorporated hereinafter referred to as the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 308 on the Plan of Gatewood, Section II, of record in Book 3700, page 144, Register's Office for said County.

Said lot fronts 75 feet on the southeasterly side of Hardaway Drive and extends back 219.9 feet on the northeasterly line and 227 feet on the southwesterly line to a dead line and measures 99.48 feet.

Being part of the property conveyed to Jones Homes, Inc., formerly Jones Lumber Company, Incorporated, by deed from Gatewood Development Company, Inc., as of record in Book 4194, page 187, and by charter amendment dated February 9, 1970.

This conveyance is made subject to restrictions of record in Book 4179, page 488, Register's Office for Davidson County, Tennessee, and the plan of record in Book 3700, page 144, which shows an Owner's Certificate, certain easements and set-back lines.

THIS TRACT IS _____ IMPROVED AND SHOWN ON TAX RECORDS AS:
~~148 Hardaway Drive,~~ ~~Goodlettsville, Tennessee 37072~~
No. Street City Zone State

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 the GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it and the same is unencumbered ~~except for the 196 taxes which have been prorated and assumed by the GRANTEES and~~ unless otherwise herein set out.

And the GRANTOR does covenant and bind itself, its successors and assigns, to warrant and forever defend the title to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Wherever 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 hereby caused this instrument to be executed by its duly authorized officer this 5th day of November, 1970. , ~~196~~ .

JONES HOMES, INC.

BY _____
TITLE
R. E. Ellis, Vice President

STATE OF Tennessee
COUNTY OF Sumner

Before me, Juanita Jones, a Notary Public of the State and County aforesaid, personally appeared R. E. Ellis with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice Pres. of the Jones Homes, Inc., the within named bargainor, a corporation, and that he as such Vice President being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Jones Homes, Inc., by himself as Vice President

Witness my hand and seal, at Hendersonville, Tenn., this the 5th day of November, 1970
~~196~~ xxx

My commission expires August 9, 1972

_____
Notary Public

This instrument was prepared by
Harlan Martin
P. o. Box 1
Hendersonville, Tennessee

Warranty Deed

From

JONES HOMES, INC.

To

AUBREY G. MORRIS ET UX

SHIRLEY A. MORRIS

STATE OF TENNESSEE
COUNTY OF SUMNER

I or we, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest transferred, whichever is greater, is $ 18,100. , which amount is equal to or greater than the property or interest in property transferred. And at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 5th day of November, 19 70

Notary Public or Register

My Commission Expires August 9, 1972

Compliments of

MURPHREE MORTGAGE COMPANY

226 Third Avenue North
254-7601
NASHVILLE, TENNESSEE

Branch Offices - Huntsville, Alabama
Chattanooga, Tenn.

RETURN TO HARLAN MARTIN

A 9623 F

IDENTIF. REFERENCE

NOV 13 9 28 AM '70

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

NOV 13 70	CONV	18,100.00			
NOV 13 70 ST TAX			A*	47.06	
NOV 13 70 PR FEE			A*	.50	
NOV 13 70	M'DEED		A*	3.00	* 50.56

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