THIS INSTRUMENT PREPARED BY:

DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP, PARCEL NUMBER
P. E. Sadler (NAME)	same (NAME)	
716 Darden Place (STREET ADDRESS OR ROUTE NUMBER)	BOOK 1464 PAGE 567 (STREET ADDRESS)	Map. 115-4
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Par. 77 pd

FOR AND IN CONSIDERATION of the sum of $10.00----------

----------TEN AND NO/100----------*Dollars,*

Cash paid by P. E. Sadler and wife, Dorothy C. Sadler, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, John E. Bouchard, III, Betty Bouchard McHugh, and Margaret Bouchard, heirs-at-law of John E. Bouchard, Jr. and wife, Margaret Williams Bouchard, deceased,

have this day bargained and sold, and do hereby transfer and convey unto the said P. E. Sadler and wife, Dorothy C. Sadler, their ~~heirs~~ *heirs and assigns,*

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

Being Lot No. 160 on the Plan of Hillwood Estates, Section Nine, Part One, as of record in Book 2331, page 27, Register's Office for said County.

Said Lot No. 160 fronts 180 feet on the easterly side of Darden Place and runs back between lines, 355.5 feet on the northerly line and 340.7 feet on the southerly line to a dead line in the rear on which it measures 180.65 feet.

Being the same property conveyed to John E. Bouchard, Jr. and wife, Margaret Williams Bouchard, by deed from Cletis E. Luther and wife, as of record in Book 2697, page 573, Register's Office for said County. The said John E. Bouchard, Jr. and wife, Margaret Williams Bouchard having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 48,000.00

Subscribed and sworn to before me, this the 2nd day of December 19 70

P E Sadler
Affiant

My commission expires 8/9/72
(Affix Seal)

Notary Public

This is unimproved / improved property, known as ..... (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 P. E. Sadler and wife, Dorothy C. Sadler, their ~~heirs~~ *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* P. E. Sadler and wife, Dorothy C. Sadler, their ~~heirs~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 2nd *day of* December, 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.*

X John E Bouchard III
John E. Bouchard, III

X Betty Bouchard McHugh
Betty Bouchard McHugh

X Margaret Bouchard
Margaret Bouchard

BOOK 4464 PAGE 568

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Jo Womble, a Notary Public in and for said County and State, John E. Bouchard, III, Betty Bouchard McHugh, and Margaret Bouchard 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 2nd day of December, 19 70

Commission expires 8/9/72 Beverly Jo Womble Notary Public

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....

Commission expires ..... Notary Public

DEC-4 70 CONV 48,000.00
DEC-4 70 S'TAX A* 124.80
DEC-4 70 PR'FEE A* .50
DEC-4 70 W'DEED A* 3.00 * 128.30

A 98293

IDENTIF. REFERENCE

DEC 4 12 51 PM '70

FELIX A. ROBERTSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
John E. Bouchard, III, et al

TO
P. E. Sadler, et ux

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

FILE: Dobson & Johnson, Inc.