# WARRANTY DEED

BOOK 4469 PAGE 425

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| W. J. Johnson (NAME) | Same (NAME) | Map 135-16 |
| 333 Bell Road (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Pc. 53 |
| Nashville Tenn 37217 (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | Pd |

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

Conv.
DEC 30 [redacted] 24,000.00
DEC 30 [redacted] St Tax A* 62.40
DEC 30 PR FEE A* .50
DEC 30 W DEED A* 3.00 * 65.90

We, James W. Hall and wife, Rosemary Hall

have this day bargained and sold, and do hereby transfer and convey unto the said W. J. Johnson and wife, Annie L. Johnson their ~~XXXXX~~ (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 605 of Edge-O-Lake Estates, Section 13, as of record in Book 4175, page 33, Register's Office for Davidson County, Tennessee.

Said Lot No. 605 fronts 80.0 feet on the northerly margin of Timberland Drive and extends back 111.10 feet on the easterly line and 141.55 feet on the westerly line to a line in the rear that measures 85.60 feet thereon.

Being part of the same property conveyed to James W. Hall and wife, Rosemary Hall, by deed from Houston T. Ezell, et als, of record in Book 4431, page 558, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $24,000.00

Subscribed and sworn to before me, this the 23 day of Dec 19 70

Affiant W. J. Johnson

My commission expires: 11/1/72 (Affix Seal)

Notary Public Pete O'Saunders

This is unimproved ( ) improved ( ) property, known as [redacted] (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 W. J. Johnson and wife, Annie L. Johnson their ~~XXXXXX~~ (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 W. J. Johnson and wife, Annie L. Johnson, their ~~XXXXXX~~ successors, heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 22 day of December, 1970 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Rosemary Hall

This Instrument Was Prepared By

Lewis W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* P. C. CRAVENS, *a Notary Public in and for said County and State,* James W. Hall and wife, Rosemary Hall,

*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* 22 *day of* December, *19* 70

P. C. Cravens, *Notary Public*

*Commission expires* 11/1/72

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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* .....

**WARRANTY DEED**

FROM

JAMES W. HALL, ET UX

TO

W. J. JOHNSON, ET UX

B 0 0 5 1 8

IDENTIF. REFERENCE

Dec 30 9 10 AM '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

PEDIGO & SAINDON