BOOK 4473 PAGE 204

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,800

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January, 1971.

Notary Public

MY COMMISSION EXPIRES: 1-31-1972

(AFFIX SEAL)

This Instrument Prepare By:
THOMAS, HALLIBURTON, BALLIN & FORTAS
122 Parkway Towers, Nashville, Tennessee

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James T. Spradley, Jr. (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	148-1
288 Comroe Road (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	195
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 2345[illegible] (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Hillbrook Land Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James T. Spradley, Jr. and wife, Lois T. Spradley

HEREINAFTER 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:

Being Lot No. 386 on the Plan of Hillbrook S/D, Section 6, as of record in Book 4175 Page 7 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Hillbrook Land Company by Installment Deed from Roscoe B. McDowell, Sr., Charles W. McDowell, Sr., and Robert A. McDowell, Sr. of record in Book 3893 page 621 Register's Office for Davidson County, Tennessee.

This is unimproved (xx) improved ( ) property, known as 288 Comroe Road (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37211 (Postal Zip)

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 we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our 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. 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.

Witness my hand this 7th day of January, 19 71

HILLBROOK LAND COMPANY

By: Virginia Mitchell
Virginia Mitchell, Secretary & Treasurer

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor____, 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 _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, William L. Brooks, a Notary Public within and for the State and County aforesaid, personally appeared Virginia Mitchell and _____ with whom I am personally acquainted and who upon (~~his~~ her oath) (~~their~~ ~~oaths~~) acknowledged (~~themselves~~ ~~itself~~) Herself to be the Secretary & Treasurer and _____ respectively of the Hillbrook Land Company the within named bargainor, a corporation, and that ~~he~~ she as such Secretary & Treasurer and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Virginia Mitchell as such Secretary & Treasurer, and attesting ~~the same by the said~~ Virginia Mitchell as such ~~Secretary & Treasurer~~

Witness my hand and official seal at office at Nashville, Tennessee on this the 7th day of January, 19 71

My commission expires Oct. 30, 1973

William L. Brooks
Notary Public

L. BROOKS NOTARY PUBLIC DAVIDSON COUNTY STATE OF TENNESSEE

WARRANTY DEED

FROM
HILLBROOK LAND COMPANY

TO
James T. Spradley, Jr., etux

B 0 1 7 0 0

IDENTIF. REFERENCE

JAN 12 4 20 PM '71

FELIX [illegible] WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JAN 12 71	CONV	18,800.00				
JAN 12 71	S TAX		A*	48.88		
JAN 12 71	PR FEE		A*	.50		
JAN 12 71	W DEED		A*	3.00	*	52.38