Please Return To:
Entrekin, Johnson & Holland
1408 Parkway Towers Bldg.
Nashville, Tennessee 37219

This Form furnished by Attorneys Title Company, Inc. Form No. WD-2

FROM
William T. Haston Et Ux

TO
Edward Clayton Sims Et Ux

For draftsman's use

This Instrument Prepared By
CLYDE PAUL HOLLAND
1408 Parkway Towers
Nashville, Tenn. 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward Clayton Sims (NAME)	First and Mid-South Mortgage Co. (NAME)	Map 59-14
3828 Crouch Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2568 (STREET ADDRESS)	Par. 165
Nashville, Tenn 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

B 1961 4

IDENTIF. REFERENCE

JUN 18 2 28 PM '71

REGISTER
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 19,250.00 Clyde Holland
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF June 1971.

Notary Public

MY COMMISSION EXPIRES: August 5, 1972
(AFFIX SEAL)

NOTARY PUBLIC

For and in Consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid by EDWARD CLAYTON SIMS and wife, ANNA MARY SIMS, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we

WILLIAM T. HASTON and wife, RUTH J. HASTON

have bargained and sold, and by these presents do transfer and convey unto the said

EDWARD CLAYTON SIMS and wife, ANNA MARY SIMS

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 Lot No. 167, on the Plan of Haynes Manor, Section 1, as of record in Book 3600, page 85, Register's Office for said County, and described as follows:

COMMENCING at a concrete monument, said monument being in the northeastern corner of lot 167 and being a common corner of lots 166, 167 and 168; thence in a southwesterly direction along the line between lots 166 and 167, 93.6 feet to the northerly margin of Crouch Drive; thence along the northerly margin of Crouch Drive in a northwesterly direction 75 feet to a concrete monument; thence around a curve to the right at the intersection of Crouch Drive and Bontemps Drive, said curve having an angle of 90° a tangent of 25 feet, a radius of 25 feet and length of 39.27 feet to a concrete monument in the easterly margin of Bontemps Drive; thence along the easterly margin of Bontemps Drive; in a northerly direction 35 feet to a concrete monument; thence continuing along said margin of said Drive 50 feet to a point, said point being the westernmost common corner of lots 167 and 168; thence in a southeasterly direction along the line between said lots 167 and 168, 97.2 feet to a concrete monument, said monument being the point of beginning.

BEING the same property conveyed to William T. Haston and wife, Ruth J. Haston, by deed from Paragon Builders, Inc., of record in Book 3936, page 170, said Register's Office.

This conveyance is made subject to the plan of record in book 3600, page 85, said Register's Office which shows an owners certificate, a 10-foot public utilities and drainage easement, a 30-foot building setback from Crouch Drive, 15-foot building setback line from Bontemps Drive, restrictive covenants of record in book 3829, page 720 amended of record in book 3840, page 404 said Register's Office.

WD-2

This is { unimproved / improved (X) } property, known as 3827 Crouch Drive (House Number) (Street) Nashville (P. O. Address: City or Town) 37207 (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said EDWARD CLAYTON SIMS and wife, ANNA MARY SIMS their heirs and assigns, forever.

And we do covenant with the said EDWARD CLAYTON SIMS and wife, ANNA MARY SIMS 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, except for current taxes.

And we, WILLIAM T. HASTON and wife, RUTH J. HASTON do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said EDWARD CLAYTON SIMS and wife, ANNA MARY SIMS, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 11th day of June, 19 71

William T. Haston
WILLIAM T. HASTON

Ruth J. Haston
RUTH J. HASTON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William T. Haston and wife, Ruth J. Haston

the bargainors, 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 11th day of June, 19 71

Maxine Boswell, Notary Public.

Commission expires August 5, 1972

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 .....

Witness my hand and seal, at office in .....,

this ..... day of ....., 19.....

JUN 18 '71 COUNTY TAX A* 49.92
JUN 18 '71 REGISTER'S FEE A* .50
JUN 18 '71 MORTGAGE TAX A* 3.00 * 53.42

....., Notary Public.

Commission expires .....