MAIL
RECORDED INSTRUMENT
To: JOHN G. DOAK, Atty.
2525 Lebanon Road
Nashville, Tenn.
37214

BOOK 4537 PAGE 223

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,000.00

x Vernon E. Pinkley Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF September 1971.

Jas H. Doak
Notary Public

MY COMMISSION EXPIRES: 28 July 1973
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Attorney - 2525 Lebanon Road - Nashville, Tennessee 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
VERNON E. PINKLEY JR. et ux (NAME)	Same (NAME)	Map 65 B
Big Horn Drive (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Pcl. 26
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Same (CITY) (STATE) (ZIP)	Ad

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, James H. Baker, Trustee

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Vernon E. Pinkley, Jr. and wife, Norita J. Pinkley,

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:

LAND in Davidson County, Tennessee, being Lot No. 17, Sherwood Forrest Section I, as of record in Book 4175, page 153, Register's Office for Davidson County, Tennessee.

SAID Lot No. 17 fronts 78 ft. on the easterly side of Big Horn Drive and runs back between lines 237.77 ft. on the southerly side and 226.0 ft. on the northerly side to a line at the rear measuring 64.7 ft. thereon.

BEING part of the same real property conveyed to James H. Baker, Trustee, by deed from Johnson Homes, Inc., of record in Book 4491, page 893, Register's Office for said County.

This conveyance is subject to restrictive covenants of record in Book 4465, page 184 as amended in Book 4482, page 427 and to the plan of record in Book 4175, page 153 which shows an owners certificate, a 30 ft. minimum building setback line Big Horn Drive, certain public utility sewer and drainage easements and a 2.5 x 25 ft. utility anchor easement on the north westerly corner of said Lot.

This is (unimproved) (x) (improved) property, known as Big Horn Drive - Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (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 13th day of September, 1971

James H. Baker, Trustee James H. Baker, Trustee

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Nashville, Tenn.

STATE OF TENNESSEE
Davidson County

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Nashville, Tenn. 37214

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Personally appeared before me, the undersinged, a Notary Public in and for said County and State, the within named James H. Baker, Trustee

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of September 19 71

Commission expires 8-11-75

Helen L Shelton
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared and with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the and respectively of the the within named bargainor, a corporation, and that (he) (they) as such 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 as such , and attesting the same by the said as such

Witness my hand and official seal at office at on this the day of , 19

My commission expires

Notary Public

33070

WARRANTY DEED

FROM James H. Baker, Trustee

TO Vernon E. Pinkley, Jr. et ux, Norita J. Pinkley

IDENTIFICATION REFERENCE

SEP 16 9 59 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

SEP 16 71	CONV	21,000.00		
SEP 16 71	STAX		A* 54.60	
SEP 16 71	RECFEE		A* .50	
SEP 16 71	MDEED		A* 4.00	* 59.10

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