BOOK 4551 PAGE 199 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible]

James Henry Graves, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 4th DAY OF November 1971.

[illegible]
Notary Public

MY COMMISSION EXPIRES: Dec 13 1972

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Hillbrook Land Company, 212 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Henry Graves, Jr., et ux (NAME)	Security Federal Savings & Loan Assn. (NAME)	Map 148-1
4959 Sherman Oaks Drive (STREET ADDRESS OR ROUTE NUMBER)	500 Union Street (STREET ADDRESS)	Par. 212
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Pd

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, a Tennessee corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Henry Graves, Jr., and wife, Sylvia Cross Graves,

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. 338 on the Plan of Hillbrook, Section 6, as of record in Book 4175, page 7, Register's Office for said County, to which Plan reference is here made for a more complete and accurate description.

Being part of the property conveyed to Hillbrook Land Company, a Tennessee corporation, by deed from Roscoe B. McDowell, Sr., et al, of record in Book 3893, page 621, Register's Office for said County.

This conveyance is made subject to restrictive covenants of record in Book 4213, page 155, said Register's Office and the Plan of record in Book 4175, page 7, which shows an Owner's Certificate, certain easements and setback lines.

This is { unimproved ( ) / improved (X) } property, known as 4959 Sherman Oaks Drive, Nashville, Tennessee 37211
(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.

IN WITNESS WHEREOF, Hillbrook Land Company has caused this instrument to be executed by its duly authorized officer on this the 3rd day of November, 1971.

HILLBROOK LAND COMPANY

By: [signature]
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, Grace B. Lewis, 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 oath) acknowledged (himself) to be the Secretary-Treasurer ~~and~~ _____ respectively of the Hillbrook Land Company the within named bargainor, a corporation, and that (he) 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 affixing the seal of said~~ ~~corporation~~ _____.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 3rd day of November, 19 71.

My commission expires July 31, 1974

Grace B. Lewis
Notary Public

WARRANTY DEED

FROM

HILLBROOK LAND COMPANY

TO

JAMES HENRY GRAVES, JR., AND WIFE, SYLVIA CROSS GRAVES

B 3 6 9 5 3

IDENTIF. REFERENCE

Nov 5 3 26 PH '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV-5?	CONV	23,700.00			
NOV-5?	S'TAX		A*	61.62	
NOV-5?	PR'FEE		A*	.50	
NOV-5?	W'DEED		A*	4.00	* 66.12