BOOK 4554 PAGE 513

WARRANTY DEED

This Instrument was prepared by
RUTHERFORD, CROCKETT, GUENTHER
306 Nashville Bank and Trust Bldg.
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wm. A. Cammuse, et ux (NAME:)	Wm. A. Cammuse (NAME:)	MAP 119-8
708 Currey Road (STREET ADDRESS OR ROUTE NUMBER)	708 Currey Road (STREET ADDRESS)	PAR. 94
Nashville, Tenn. 37217 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37217 (CITY) (ZONE) (STATE)	mp.

For and in Consideration of the sum of Twenty-eight Thousand and no/100th-------
($28,000.00)----------*DOLLARS*

Cash in hand paid by William A. Cammuse and wife, Alice Allen Cammuse, receipt and sufficiency of which is acknowledged by us,

NOV 18 CONV 28,000.00
NOV 18 STAX A* 72.80
NOV 18 RFEE A* .50
NOV 18 DEED A* 8.00 * 81.30

WE, FRED A. OWENS and wife, LORENA OWENS.....*have bargained and sold, and by these presents do transfer and convey unto the said* WILLIAM A. CAMMUSE and wife, ALICE ALLEN CAMMUSE, 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. 60 on the map of Glencliff Estates, Section No. 2, as of record in Book 1130, Pages 77 and 78, Register's Office for said County, described as follows:

BEGINNING on the northerly margin of Currey Road at the corner of Lots Nos. 60 and 95; thence with the line between said two lots, northwardly 193.6 feet to the common corner of Lots Nos. 60, 61 and 95; thence with the line between Lots Nos. 60 and 61, westwardly 229.5 feet to the easterly margin of Greymont Drive; thence with said Drive, southwardly 185 feet to the beginning of a curve; thence around said curve in a southeasterly direction 39.3 feet to the northerly margin of Currey Road; thence with said Road, eastwardly 205 feet to the beginning.

Being the same property conveyed to Fred A. Owens and wife, Lorena Owens, by deed of W. A. Bryan, Jr., Trustee, of record in Book 2280, Page 127, said Register's Office.

The hereinabove described property is conveyed subject to 1971 taxes which have been prorated and are assumed by grantees, and the following encumbrances:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 28,000.00

Subscribed and sworn to before me, this the 15 day of Nov. 19 71

William A. Cammuse
Affiant

My commission expires: Feb. 4 - 1975
(Affix Seal)

Geo. M. Johnson
Notary Public at Large.

1. Easement for public utility purposes, and 80 foot building setback lines from Currey Road and Greymont Drive, as shown on plan in Book 1130, Pages 77 and 78, Register's Office for Davidson County, Tennessee.

2. Restrictive covenants contained in an instrument executed by Glenncliff Estates, Inc., dated September 5, 1945, filed September 6, 1945, and recorded in Book 1300, Page 290, placed upon the premises by an instrument dated March 26, 1946, filed March 27, 1946, and recorded in Book 1373, Page 61, Register's Office for Davidson County, Tennessee; reference being hereby given for a more complete description to such records.

This is unimproved ( ) improved (X) property, known as 708 Currey Road (House Number) (Street) Nashville, Tennessee 37217 P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said WILLIAM A. CAMMUSE and wife, ALICE ALLEN CAMMUSE, their *heirs and assigns, forever.*

And we *do covenant with the said* WILLIAM A. CAMMUSE and wife, ALICE ALLEN CAMMUSE *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 as set out above.

And we, FRED A. OWENS and wife, LORENA OWENS, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* WILLIAM A. CAMMUSE and wife, ALICE ALLEN CAMMUSE, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 13th *day of* NOVEMBER, *19* 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Fred A Owens

Lorena L Owens

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Geo. M. Johnson, a Notary Public in and for said County and State, the within named FRED A. OWENS and wife, LORENA L. OWENS, WAC

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 13th day of November, 1971.

Geo. M. Johnson, Notary Public. at Large.

Commission Expires Feb. 4th 1975

STATE OF .....
COUNTY OF .....

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

....., Notary Public.

Commission Expires.....

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

FRED A. OWENS, ET UX.

TO

WILLIAM A. CAMMUSE, ET UX.

B 3843 432

IDENTIF. REFERENCE

Nov 18 1 54 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

mail to:

William A. Cammuse
20 Thompson Lane
Nashville, Tenn.