This instrument was prepared by:
Thomas P. Kanaday, Jr.
13th Floor, Third Nat'l Bank Bldg.
Nashville, Tennessee

WARRANTY DEED

BOOK 4581 PAGE 240

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Sara W. Ball	Sara W. Ball	Map 118-13
1001 Grandview Dr (NAME) (STREET ADDRESS OR ROUTE NUMBER)	1001 Grandview Drive (NAME) (STREET ADDRESS)	Parcel 54
Nashville, Tenn (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	16DA06885

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of making a conveyance to terminate and dissolve the estate of tenants by the entirety in the property hereinafter described and for the purpose of vesting fee simple title in Sara W. Ball, pursuant to T.C.A. § 64-110 [Acts 1955, ch. 78, § 1].

I, C. Robert Ball, husband of Sara W. Ball, have this day bargained and sold, and do hereby transfer and convey unto Sara W. Ball, her heirs and assigns, all of my right, title and interest in and to a tract or parcel of land in Davidson County, Tenneesee, more particularly described as follows, to wit:

> Land in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being the easterly 25 feet of lot No. 71 and all of Lot No. 72 on the map of Section One, Oriental Golf Club Subdivision, as of record in book 1424, page 10, Register's Office for said County. Said part of lot No. 71 and all of lot No. 72 front together 100.5 feet on the southerly side of Grandview Drive and run back 200 feet on the westerly line and 201.5 feet on the easterly line, with the westerly margin of 10th Avenue South, to a dead line measuring 76.7 feet thereon.
> Being the same property conveyed to Sara W. Baker, by deed from Louis B. Peterson and wife, Margaret F. Peterson, of record in book 1972, page 371, Register's Office, Davidson County, Tennessee; and being the same property in which an interest was conveyed to C. Robert Ball by Deed of Record in Book 2537, page 453, Register's Office, Davidson County, Tennessee.
>
> This conveyance is made subject to the obligations recited as part of the consideration in the original conveyance to Sara W. Baker in the book and page aforesaid.
>
> This conveyance made subject to restrictive covenants as of record in book 1113, page 646, and Book 1471, page 328, Register's Office for Davidson County, Tennessee.

To have and to hold said real estate, with the appurtenances, estate, title and interest belonging to the said Sara W. Ball, her heirs and assigns forever.

I covenant that I am lawfully seized and possessed of said real estate in fee simple and have good right to convey it. I do further covenant and bind myself, my heirs

and representatives, to warrant and forever defend the title to said real estate to said Sara W. Ball, her heirs and assigns, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand this 18th day of February, 1972.

C. Robert Ball
C. Robert Ball

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Doris Culver, a Notary Public in and for said county and state, C. Robert Ball, the within named 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 18th day of February, 1972.

Doris Culver
Notary Public

My Commission Expires:
May 9, 1973

B 50719
IDENTIF. REFERENCE
MAR 6 8 17 AM '72
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR-6 MISC A* 4.00 * 4.00