BOOK 1620 PAGE 514

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $41,180.00

Ray D. Osborne
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF July 1972

J. Stead
Notary Public

MY ~~COMMISSION EXPIRES~~: Dep Register

(~~AFFIX SEAL~~)

THIS INSTRUMENT WAS PREPARED BY
Paul G. Blankenship, Atty. 3311 Gallatin Road Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Elbert W. Maxwell Et Ux (NAME)	Elbert W. Maxwell Et Ux (NAME)	Map 25-15
306 Highland Heights Dr. (STREET ADDRESS OR ROUTE NUMBER)	same (STREET ADDRESS)	Parcel 15
Goodlettsville, Tenn. 37072 (CITY) (STATE) (P. O. ZIP)	Goodlettsville, Tenn. 37072 (CITY) (STATE) (ZIP)	GO-20220

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, Ray D. Osborne and wife Georgia O. Osborne

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Elbert W. Maxwell and wife, Bonnie Duke Maxwell

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. 4 on the Plan of Highland Heights Acres, of record in Book 3700, Page 97, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 122.0 feet on the westerly margin of Highland Heights Drive and runs back between lines measuring 334.06 feet on the northerly line and 342.07 feet on the southerly line to a line in the rear measuring 122.26 feet.

Being the same property conveyed to Ray D. Osborne and wife, Georgia O. Osborne by deed from R. L. Eatherly and wife, Frances B. Eatherly of record in Book 4561, Page 976 Register's Office for Davidson County, Tennessee.

This instrument is made subject to restrictive covenants of record in Book 4071 Page 226 Register's Office for Davidson County, Tennessee, and certain building setback lines and utility easements on the Plan of record in Book 3700, page 97 Register's Office for Davidson County, Tennessee

and easement for TVA transmission lines across the front part of said lot.

This is { unimproved ( ) improved (X) } property, known as 306 (House Number) Highland Heights Drive (Street) Goodlettsville (P. O. Address) Tenn. (City or Town) 37072 (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 our hands this 12th day of July, 1972

Ray D. Osborne

Georgia O. Osborne

STATE OF TENNESSEE
Davidson County

BOOK 4620 PAGE 515

Personally appeared before me, Paul G. Blankenship, a Notary Public in and for said County and State, the within named Ray D. Osborne and wife, Georgia O. Osborne

the bargainor S, 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 12th day of July 19 72

Commission expires October 28, 1972

Paul G. Blankenship
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

WARRANTY DEED

FROM

TO

B 6 8 1 7 0

IDENTIF. REFERENCE

JUL 20 12 22 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 20 72	CONV	41,180.00			
JUL 20 72	S'TAX		A*	107.12	
JUL 20 72	PR'FEE		A*	.50	
JUL 20 72	W'DEED		A*	4.00	* 111.62