BOOK 4624 PAGE 338

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$21,600.00 + Claud T Best
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 19 72

Patsy A Rath
Notary Public

MY COMMISSION EXPIRES: Patsy A. Rath

(AFFIX SEAL) 5/10/75

THIS INSTRUMENT WAS PREPARED BY

Edward Seddon, Attorney — 480 James Robertson Pkwy. Nashville, Tennessee 37219
NAME — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Claud T. Best (NAME)	Thomas and Hill, Inc. (NAME)	Map 162-6
201 Joann Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1833 (STREET ADDRESS)	Par 146
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Charleston, W. Virginia 37013 (CITY) (STATE) (ZIP)	5D-41281

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, Gardner Construction Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Claud T. Best et ux Frances Best

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. 86 on the Plan of Fair Oaks Subdivision, Section II, as of record in Book 4460, Page 52, Register's Office for Davidson County, Tennessee.

LOT No. 86 fronts 75 feet on the southerly margin of Joann Court and extends back on the easterly margin 129.80 feet and 86.00 feet on the westerly margin which extends from a curve at the northwest of said lot which measures 36.82 feet, and a dead line in the rear of said lot which measures 123.12 feet thereon.

BEING the same property conveyed to Gardner Construction Company by deed from Jones Enterprises, Inc., as of record in Book 4563, Page 529, Register's Office for said County.

THIS conveyance is subject to restrictions as of record in Book 4556, Page 718, aforesaid Register's Office.

This is ( ) unimproved (X) improved property; known as 201 Joann Court, Nashville, Tennessee 37013
(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 31st day of July, 19 72

GARDNER CONSTRUCTION CO., BY: Robert Ray Gardner
Robert Ray Gardner, President

STATE OF TENNESSEE
Davidson County

BOOK 4624 PAGE 339

Personally appeared before me, ~~Patsy A. Rath~~, a Notary Public in and for said County and State, the within named Robert Ra

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, Patsy A. Rath, a Notary Public within and for the State and County aforesaid, personally appeared Robert Ray Gardner and (his oath) (himself) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and respectively of the Gardner Construction Company the within named bargainor, and corporation, and that (he) as such President (they) 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 Robert Ray Gardner as such President, and attesting the same by the said as such

Witness my hand and official seal at office at Nashville, on this the 31st day of July, 19 72.

My commission expires 5/10/75

Patsy A. Rath
Notary Public

Patsy A. Rath
NOTARY PUBLIC AT LARGE

WARRANTY DEED

FROM GARDNER CONSTRUCTION COMPANY

TO CLAUD T. BEST ET UX FRANCES BEST

B 69838

IDENTIF. REFERENCE

AUG 2 10 06 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Edward Seldon
Attorney-at-Law
480 James Robertson Parkway
Nashville, Tennessee 37219

File Box 2

AUG-2 72	CONV	21,600.00		
AUG-2 72 S'TAX			A* 56.16	
AUG-2 72 PR'FEE			A* .50	
AUG-2 72	W'DEED		A* 4.00	* 60.66