This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
3129 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED

GTC- 217226

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
131-2-12	Michael A. Perrone 4500 Franklin Road Nashville, Tennessee	New Owner BOOK 4633 PAGE 221
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
7DA-43415	4103 Hillsboro Circle	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

AUG 31 72	CONV	27,500.00			
AUG 31 72	S'TAX		A*	71.50	
AUG 31 72	PR'FEE		A*	.50	
AUG 31 72	W'DEED		A*	4.00	* 76.00

JOHN HILL and wife, RUTH S. HILL
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MICHAEL A. PERRONE and wife, ANN M. PERRONE

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 8 of Block "B" on the Plan of part of Hillsboro-Hobbs Road Subdivision of Block "B" and part of Block "A", as of record in Book 1130, page 80, described according to a survey made by Barge, Waggoner, Sumner & Cannon, dated August 21, 1972, as follows: BEGINNING at a point in the westerly margin of Hillsboro Circle at the southeasterly corner of the Francis L. Fly property of record in Book 3838, page 454; thence with Fly's southerly line, north 82°00' west 149.5 feet to the southwest corner of the Fly property; thence south 10°00' west 50.0 feet to the northwest corner of the Finis R. Sharp property, of record in Book 3884, page 726; thence with Sharp's northerly line, south 82°00' east 149.5 feet to the westerly margin of Hillsboro Circle; thence with the westerly margin of said Circle, 50.0 feet to the point of beginning.

Being part of the property conveyed to John Hill and wife, Ruth S. Hill, by deed from John W. Zuccarello and wife, Ednelia E. Zuccarello, as of record in Book 4514, page 841.

This conveyance is made subject to a temporary construction slope easement granted Metropolitan Government of Nashville and Davidson County, Tennessee, as of record in Book 4575, page 828.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered, Except for 1972 taxes, which have been prorated and assumed by the Buyer.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever 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, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 25th day of August, 1972.

Ruth S. Hill
Ruth S. Hill

John W. Hill
John Hill

John Hill

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 4633 PAGE 222

Before me, Helen D. Scott, a Notary Public in and for the State and County aforesaid, personally appeared the within named John Hill and wife, Ruth S. Hill 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, the 25th day of August, 19 72.

Helen D. Scott
Notary Public

My commission expires: May 25, 1975

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), 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, the _____ day of _____, 19____.

_____
Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,500.00

Michael A. Perrone
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August 1972

MY COMMISSION EXPIRES: May 25, 1975 (AFFIX SEAL)

Helen D. Scott
Notary Public

WARRANTY DEED
REF:mas

FROM
JOHN HILL AND WIFE

TO
MICHAEL A. PERRONE

B 73923

IDENTIF. REFERENCE

AUG 31 9 12 AM '72

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Mail to: REAU E. FOLK, JR., ATTY.
Nashville, Tennessee 37205
3829 Cleghorn Ave.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires:

_____
Notary Public