WARRANTY DEED

BOOK 4696 PAGE 758

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
N. C. Berger and wife, Martha Berger	Same	Map 51-6
(NAME) 506 Due West	(NAME)	Parc. 23
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tn	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00)----------
---------- Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the undersigned

Legibility of Writing, Typing ... Document Unsatisfactory When Received.

CHARLES E. HARDIMAN, SR. and wife, DESIE D. HARDIMAN

have this day bargained and sold, and do hereby transfer and convey unto the said

N. C. BERGER and wife, MARTHA BERGER

their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in the 11th Civil District of Davidson County, Tennessee, being part of Lot No. 3 on the unrecorded Plan of Subdivision of the Beasley Property, Section One, and described as follows:

Beginning at a point on the north margin of Due West Avenue, at a concrete monument at the southeast corner of Lot No. 161 on the Map of Pleasant Acres Subdivision, as of record in Book 2133, page 60, Register's Office for said County; thence along the easterly line of said Lot 161, northwardly 198.63 feet to the corner of Lots 161 and 162; thence with the line of Lot 162, north 28°53'31" east 167.56 feet more or less to a point in the south line of a tract of 6.49 acres more or less conveyed to Lewis E. Gaines by deed of record in Book 2296, page 427, said Register's Office; thence along Gaines' southerly line, eastwardly 192 feet to the corner of Lots 3 and 4 of said Beasley Subdivision; thence with the line between said lots, southerly 350 feet to the north margin of Due West Avenue; thence with the margin of the same westwardly 260 feet to the beginning.

Being the same property conveyed to Charles E. Hardiman, Sr. and wife, Desie D. Hardiman by deed from Sidney E. Knight and wife, Mildred M. Knight of record in Book 4640, page 716, Register's Office for Davidson County, Tenn.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $46,500.00

Subscribed and sworn to before me, this the 6th day of April 1973

My commission expires: 4/30/73 (Affix Seal)

Affiant N. C. Berger

Notary Public Gail Pigg

This is ( ) unimproved (X) improved property, known as 506 Due West Avenue, Madison, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

N. C. Berger and wife, Martha Berger

their (successors),

heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered., except for 1973 taxes and restrictive covenants of record in Book 2298, page 445, said Register's Office.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said N. C. Berger and wife, Martha Berger

their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 6th day of April, 1973, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Charles E. Hardiman, Sr. Desie D. Hardiman

Charles E. Hardiman, Sr. Desie D. Hardiman

CONT'D NEXT PAGE

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
916 J. C. BRADFORD BLDG.

CONT'D NEXT PAGE CONT'D NEXT PAGE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, Charles E. Hardiman, Sr. and wife, Dessie D. Hardiman

the within named 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 Tennessee, this 6th day of April, 1973.

Gail Pigg Notary Public

Commission expires 4/30/73

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
Charles E. Hardiman, Sr. et ux

TO
N. C. Berger et ux

APR-9?? CONV 46,500.00
APR-9?? S'TAX A* 120.90
APR-9?? PR'FEE A* .50
APR-9? W'DEED A* 4.00 * 125.40

C01737

IDENTIF. REFERENCE

APR 9 2 22 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2056
NASHVILLE, TENNESSEE

Return to Gail Pigg