Prepared by: BASS, BERRY & SIMS
1000 American Trust Bldg.
Nashville, Tennessee 37201

BOOK 4698 PAGE 899

WARRANTY DEED

NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NOS.
Carl Hutson and T. C. Jones	mail SAME 1711-9th Ave. N Nashville 37208	91-12-278

FOR AND IN CONSIDERATION of the sum of Four Thousand Nine Hundred Fifty ($4,950.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, Robert E. Landers, (owner of a one-tenth (1/10) interest), Alice M. Merrill (owner of a one-tenth (1/10) interest), Sheila L. Hamilton (owner of a one-tenth (1/10) interest), Fredda M. Landers (owner of a one-tenth (1/10) interest), the heirs of Sara Pearl Landers, deceased, and Martha Jane Landers Hunter (owner of a one-half (1/2) interest) have this day bargained and sold and do hereby transfer and convey unto Carl Hutson and T. C. Jones, their heirs and assigns, all their respective right, title, and interest in and to certain real estate described as follows:

Land in Davidson County, Tennessee, being the southerly part of lot No. 20 on the plan of the Tarriff Reform Addition to Nashville, as of record in Book 161, page 32, Register's Office for Davidson County, Tennessee.

Said part of lot No. 20 fronts 50 feet on the northerly side of Alabama Avenue and extends back 125 feet on the easterly line and ~~112.5~~ feet on the westerly line to the southerly line of the property conveyed to the State of Tennessee by deed recorded in Book 3429, page 593, said Register's Office, measuring 52.2 feet thereon.

Being the same property conveyed to Fred Landers, deceased and wife, Wilma Landers, his widow, deceased, by warranty deed from Sam Raichlen, Trustee, of record in Book 3507, page 187, R.O.D.C.T. and being the same property devised by Wilma Landers, deceased, to her daughters, Martha Jane Landers Hunter and Sara Pearl Landers, deceased, by Will of record in Will Book 103, page 114, Probate Court of Davidson County, Tennessee.

This conveyance is expressly subject to:
1. 1973 real property taxes which are prorated and assumed by the Grantees.

This is improved property, known as 3906 Alabama Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Carl Hutson and T. C. Jones, their heirs and assigns forever. Grantors covenant that they are lawfully seized and possessed of their respective interests as set out above in said real estate in fee simple, have a good right to convey these interests and that the real estate is unencumbered, except for taxes noted above.

Grantors further covenant and bind themselves, their heirs and representatives, to the extent of their respective ownership interests in the described property, to warrant and forever defend the title to said real estate to said Carl Hutson and T. C. Jones, their heirs and assigns, against the lawful claims of all persons.

WITNESS OUR HANDS this 5th day of March, 1973.

Martha Jane Landers Hunter

Robert E. Landers

Alice M. Merrill

Sheila L. Hamilton

Fredda M. Landers

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration of value whichever is greater, for this transfer is $ 4,950.00.

Subscribed and sworn to before me, this the 2nd day of April, 1973.

William H. Glass
Affiant

E Wamie Barr
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

My commission expires:

10/22/74

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Martha Jane Landers Hunter a Notary Public in and for said County and State, Martha Jane Landers Hunter, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Washville Tenn., this 14th day of March, 1973.

E. M. McCamy Jr.
Notary Public

My commission expires:
9/1/75

STATE OF NEW JERSEY)

COUNTY OF Camden)

Personally appeared before me Gloria H. Miller, a Notary Public in and for said County and State, Sheila L. Hamilton, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Camden N.J., this 5th day of March, 1973.

Gloria H. Miller
Notary Public

My commission expires:
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Sept. 5, 1977

STATE OF NEW JERSEY)

COUNTY OF Camden)

Personally appeared before me, Gloria H. Miller, a Notary Public in and for said County and State, Fredda M. Landers, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Camden N.J., this 5th day of March, 1973.

My commission expires:
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Sept. 5, 1977

Gloria H. Miller
Notary Public

STATE OF NEW JERSEY)
COUNTY OF Camden)

BOOK 4698 PAGE 902

Personally appeared before me, Gloria H. Miller, a Notary Public in and for said County and State, Robert E. Landers, 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 Camden N. J., this 5th day of March, 1973.

Gloria H. Miller
Notary Public

My commission expires:
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Sept. 5, 1977

STATE OF NEW JERSEY)
COUNTY OF Camden)

Personally appeared before me, Gloria H. Miller, a Notary Public in and for said County and State, Alice M. Merrill, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Camden N. J., this 5th day of March, 1973.

Gloria H. Miller
Notary Public

My commission expires:
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Sept. 5, 1977

IDENTIF. REFERENCE
APR 17 11 14 AM '73
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

C02706

APR 17 CONV *4,950.00
APR 17 S TAX A* 12.74
APR 17 PR FEE A* .50
APR 17 W DEED A* 8.00 * 21.24