(This instrument was prepared by Nolen W. Smith, Jr., Attorney at Law, 320 Gallatin Road, Madison, Tennessee 37115.)

BOOK 4791 PAGE 691

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Douglas N. Covington et ux	Douglas N. Covington et ux	11D 52360
(NAME)	(NAME)	
106 Vandiver Dr.	106 Vandiver Dr.	
(STREET, ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tenn.	Madison, Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ---------- ($10.00) *Dollars,* cash in hand paid by the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, NOLEN L. HIRE AND WIFE, WILLIE HIRE, hereinafter called the grantors,

have this day bargained and sold, and do hereby transfer and convey unto DOUGLAS N. COVINGTON AND WIFE, MARTHA COVINGTON, herein called the grantees, their ~~heirs~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lots Nos. 20 and 21, Block "A", Eller - Vandiver Subdivision of the East part of Tract 10, described as follows:

Said Lots Nos. 20 and 21 front together 50 feet each of the northeasterly side of Rio Vista Drive and run back between lines measuring 275 feet to the low water mark of the Cumberland River, measuring 50 feet each thereon.

Being part of the same property conveyed to Nolen L. Hire and wife, Willie Hire, by deed from R. E. Worrall, Clerk of the County Court at Nashville, For Davidson County, Tennessee, of record in Book 3612, page 315, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 600.00

Subscribed and sworn to before me, this the 26th day of February 1974

Affiant

My commission expires: May 10 1976 (Affix Seal)

Notary Public

This is unimproved (XX) improved ( ) property, known as ____ Rio Vista Drive, Madison, Tennessee 37115 (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 grantees, their ~~heirs~~ *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 as stated herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their ~~heirs~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 26th *day of* February, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Willie Hire (Willie Hire)

Nolen L Hire (Nolen L. Hire)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Nolen L. Hire and wife, Willie Hire,

*the within named 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 Madison *Tennessee, this* 21 *day of* February *, 19* 74.

Myers L. Brown *Notary Public*

Commission expires May 10, 1976

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 .....

Return To:
Equity Realty & Auction Co.
P.O. Box 263
Madison, Tenn.

WARRANTY DEED

FROM
NOLEN L. HIRE ET UX

TO
DOUGLAS N. COVINGTON ET UX

C 4 3 5 3 3

IDENTIF. REFERENCE

FEB 27 9 07 AM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

FEB27⁷⁴	CONV	*	600.00			
FEB27⁷⁴	S'TAX			A*	1.56	
FEB27⁷⁴	PR'FEE			A*	.50	
FEB27⁷⁴	W'DEED			A*	4.00	* 6.06

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS