BOOK 1908 PAGE 515

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles H. & Jeri A. Hardin (NAME)	same (NAME)	
901 East Tower Pl. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	132-5
Nashville, Tenn. 37204 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	96 Part

FOR AND IN CONSIDERATION of the sum of THIRTY-EIGHT THOUSAND ($38,000.00), paid by CHARLES H. HARDIN and wife, JERI A. HARDIN, the receipt of which ~~is~~, are, is hereby acknowledged by us, We,

J. FRANK CROWELL, JR. and wife, CAROL L. CROWELL

have this day bargained and sold, and do hereby transfer and convey unto the said CHARLES H. HARDIN and wife, JERI A. HARDIN, their---------- *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 31 on the Map of Section II, Glendale Park, as of record in Book 1130, page 61, Register's Office for said County, described as follows:

Beginning at a point in the south margin of Tower Place, the common corner of Lots 30 and 31; thence with the line between said lots, southerly 165.3 feet to a point in the north line of Lot 33; thence with the line between Lots 31 and 32, easterly 118.5 feet to the westerly margin of Park Avenue; thence with the margin of said Avenue, northerly 150.2 feet to the beginning of a curve; thence with said curve, northwesterly 32.2 feet to the point in the south margin of Tower Place; thence with the margin of the same, westerly 102.2 feet to the beginning.

Being the same property conveyed to J. Frank Crowell, Jr., by deed from Leo W. Starr and wife, Ethel D. Starr, of record in Book 4032, page 461, Register's Office for Davidson County, Tennessee. This conveyance is subject to:

1. Taxes for 1974 which have been prorated and are assumed by the grantees.
2. ~~Easement and set back lines as shown on record in Book 1130, page 61, RODC~~
3. Restrictive covenants of record in Book 1908, page 284, RODC.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 38,000.00

Subscribed and sworn to before me, this the 5th day of April 19 74

Affiant Charles H Hardin

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary E Sharp

This is improved (X) unimproved ( ) property, known as 901 East Tower Place, Nashville, Tenn. (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 CHARLES H. HARDIN and wife, JERI A. HARDIN, 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.*

We *further covenant and bind* ourselves, our---------- *heirs and representatives, to warrant and forever defend the title to said real estate to said* CHARLES H. HARDIN and wife, JERI A. HARDIN, their---------- *(successors), heirs and assigns, against the lawful claims of all persons,* except as stated above.

Witness our *hand* s *this* 5th *day of* April, *19* 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Carol L Crowell

J Crowell

This Instrument was prepared by LOUIS WATKINS, Attorney
14th Floor American Trust Building, Nashville, Tenn. 37201

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Henrietta Ward, a Notary Public in and for said County and State, J. FRANK CROWELL, JR. and CAROL L. CROWELL

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 Nashville, Tennessee, this 1st day of April, 1974

Henrietta Ward Notary Public

Commission expires 1/31/78

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 _____.

APR-8 74	CONV	38,000.00				
APR-8 74	S TAX		A*	98.80		
APR-8 74	PR FEE		A*	.50		
APR-8 74	W DEED		A*	4.00	*	103.30

File 1st Fed —

C 4 8 9 4 1

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

APR 8 2 28 PM '74

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

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE