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ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Kenneth Dickerson etux	Same as new owner	26W-2760
(NAME) 1926 20th Avenue South	(NAME)	104-5-365
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	Plat

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS

Cash in hand paid by KENNETH DICKERSON AND WIFE, BETTY DICKERSON, the receipt of which is hereby acknowledged, other good and valuable considerations,

MAY-3	CONV	*3,500.00			
MAY-3	S'TAX		A*	9.10	
MAY-3	PR'FEE		A*	.50	
MAY-3	W'DEED		A*	6.00	* 15.60

I, THOMAS PITT, UNMARRIED

have bargained and sold, and by these presents do transfer and convey unto the said KENNETH DICKERSON AND WIFE, BETTY DICKERSON

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

See Exhibit "A", attached hereto and made a part hereof

unimproved ( )
This is improved ( ) property, known as _____ (House Number) _____ (Street)

_____ (P. O. Address) _____ (City or Town) _____ (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

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.

Witness our hands this 1st day of May, 19 74

Thomas Pitt
THOMAS PITT

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Suzanne Johnston, a Notary Public in and for said County and State, the within named Thomas Pitt

the 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 Nashville, Tennessee, this 1st day of May, 1974

My commission expires 7-26-76 Notary Public Suzanne Johnston

STATE OF TENNESSEE
COUNTY OF ____

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

Witness my hand and seal, at office in ____, this ____ day of ____, 19____.

____ Notary Public

Commission expires ____.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $3,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Kenneth Dickerson

Sworn to and subscribed before me this 1st day of May, 19 74

My commission expires 7-26-76 Notary Public Suzanne Johnston

This instrument was prepared by:

C. H. Briley, Jr., Atty. Suite 2114 Parkway Towers, Nashville, Tennessee

Name Address

G-236358 dh
WARRANTY DEED
FROM
THOMAS PITT
TO
KENNETH DICKERSON ET UX

C 52639

IDENTIF. REFERENCE

MAY 3 11 27 AM 74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

State of Tennessee

Pioneer National Title Insurance Company
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219
Phone 259-2290

FILE TENNESSEE TITLE CO.

EXHIBIT "A"

Being a part of Lot No. 276 on the Map of Richland Realty Company's Second Subdivision "B", as shown on the plans of record in Book 332, pages 92 and 174, Register's Office for said County, and described according to a survey dated January 18, 1956, by T. R. Sanford, Surveyor, as follows:
BEGINNING in the westerly margin of Park Circle at the common front corner of Lots nos. 275 and 276, and running thence westwardly 203 feet, along the dividing line between said lots, to the common rear corner of said lots on the easterly margin of a 15 foot alley; thence along the easterly margin of said alley, northwardly 10 feet to the southwesterly corner of the property conveyed to Harold S. Brooks and wife, to W. David Sanders by deed of record in Book 2539, page 63, said Register's Office; thence eastwardly along the southerly line of Sander's property which line is parallel with the southerly line of Lot No. 276, a distance of 65 feet to Sander's southeasterly corner; thence northwardly along Sander's easterly line and parallel with the easterly margin of said 15 foot alley, 91.7 feet to Sander's northeasterly corner in the southerly margin of Murphy Road; thence eastwardly, along the southerly margin of Murphy Road, 146.2 feet to the southwesterly corner of the intersection of Murphy Road and Park Circle, being the northeasterly corner of Lot No. 276; thence southwardly along the westerly margin of Park Circle 74.5 feet, more or less, to the beginning.

Being the same property conveyed to Thomas Pitt, unmarried, by deed from John H. Gore and wife, Shirley Gore of record in Book 4589, page 726, Register's Office for Davidson County, Tennessee.

INCLUDED BUT EXCLUDED from the above described property is that portion conveyed to The State of Tennessee for the use and benefit of the Department of Transportation by deed from Thomas Pitt, unmarried of record in Book 4807, page 880, Register's Office for Davidson County, Tennessee, described as follows:
Being a part of Lot 276 of Richland Realty Company's Division "B" as of record in Subdivision book 161, page 151, Register's Office, Davidson County and more particularly described as follows:
Beginning at a point, said point being at the intersection of the south dedicated right of way line of Murphy Road and the west dedicated right of way line of Park Circle; thence with the west dedicated right of way line of Park Circle along a curve to the left with a radius of 2,229.86 feet for 74.5 feet to a point; thence S 86° 15' W for 70.0 feet to a point in the proposed right of way line of Interstate Route I-440; thence with the proposed right of way line of Interstate Route I-440, N 02° 17' W for 87.4 feet to a point in the south dedicated right of way line of Murphy Road; thence with the south dedicated right of way line of Murphy Road S. 82° 49' E. for 70.5 feet back to the point of beginning and containing 5,690 square feet.