This instrument prepared by James H. Hill, 626 Gallatin Road, Madison, Tenn.
NEW OWNERS: Mr. and Mrs. James H. Riddle, 562 Neelys Bend Road, Madison, Tennessee.

BOOK 4819 PAGE 692

MAP 52-1
PAR 326.1

WARRANTY DEED — MADISON TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. _____
SEND TAX NOTICES TO: Mr. and Mrs. James H. Riddle, 562 Neelys Bend Road
ADDRESS: Madison, Tennessee

For and in Consideration of the sum of Ten and no/100 ---------- DOLLARS

and other good and valuable considerations the receipt of which is hereby acknowledged, and the grantees assume the balance of $13,370.16 as of record in book 3431 page 325 R.O.D.C., Tennessee, as part of the considerations herein.

Buyer: + Eula Riddle
James H. Riddle
Mail 562 Neelys Bend Road
Nash. Tenn

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $4,000.00, Affiant James H Riddle
Subscribed and sworn to before me this 29th day of May 1969
Deputy Register W Williams

I, Benford W. James,
the grantor have bargained and sold, and by these presents do transfer and convey unto the said the grantees,
James H. Riddle and wife, Eula B. Riddle, and their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being part of Lot No. 2 in the subdivision of part of the Chadwell Tract, of record in Book 421, page 61, Register's office for said County, described as follows: Beginning at a point in the southerly margin of Neely's Bend Road, said point being the northwest corner of the property conveyed to Joseph L. White by deed of record in Book 777, page 79, said Register's office, and being 265 feet westerly from the westerly margin of Idlewild Avenue; thence southwardly with the westerly line of said White property, 350 feet to a point; thence westwardly along a line parallel to the southerly margin of Neely's Bend Road, 120 feet to a point in the line between Lots nos. 1 and 2 in said plan; thence northwardly with the line between said two lots, 350 feet to a point in the southerly margin of Neelys Bend Road; thence eastwardly with said margin of said road, 120 feet to the point of beginning.
Being a part of the same property as conveyed from Henry Owen Davis, and wife, Gracie M. Davis and Robert Owen Davis, and wife, Reba Sue Davis by warranty deed to Benford Wilson James and wife, Margaret Jane James as of record in book 3877 page 396 R,O.D.C.,and being a part of the same property as conveyed from Margaret Jane James to Benford W. James by warranty deed as of record in book 4293 page 362 R.O.D.C., Tennessee.

(The property taxes for 1969 are to be pro-rated as of the date of possession; the monthly payment on the note is to be pro-rated as of date of possession; grantees are to provide new insurance on the property.)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said the grantees, and their heirs and assigns, forever.

And I do covenant with the said grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And I, the grantor do further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to the said land to the said grantees and their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand this 2nd day of December, 1969

Richard M. James

STATE OF TENNESSEE
DAVIDSON County.

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Benford W. James

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 Madison, Tennessee, this 2ND day of December, 1969.

James T. Hill, Notary Public

Commission Expires Apr 15, 1970

STATE OF
County of

Personally appeared before me, _____, Notary Public in and for said County and State, the within named _____

the bargainor ____, with whom I am personally acquainted, and who acknowledges that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this _____ day of _____, 19____.

_____, Notary Public

Commission Expires _____

STATE OF TENNESSEE
_____ County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 14,000.00 Benford W. James
Affiant

Subscribed and sworn to before me, this the 2ND DAY of Dec., 1969.

Notary Public

My commission expires Apr 15, 1970

WARRANTY DEED

FROM

Benford W. James

TO

James H. Riddle, and wife, Eula B. Riddle

C 5 6 2 8 1

IDENTIF. REFERENCE

MAY 29 12 18 PM '74

DAVIDSON COUNTY, TENN.

Madison Title Company
MADISON, TENNESSEE

MAY29	CONV	14,000.00				
MAY29	S'TAX		A*	36.40		
MAY29	PR'FEE		A*	.50		
MAY29	W'DEED		A*	8.00	*	44.90