FORM NO. WD-1

BOOK 1335 PAGE 889

Mail - J. R. Batson
1233 Antioch Pk
Nashville, Tn 37211

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 6,400.

J. R. Batson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF July 1974.

Notary Public

MY COMMISSION EXPIRES: 2-[illegible]-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ROBERT F. SPANN, ATTY., 325 PLUS PARK BLVD., NASHVILLE, TN. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. R. BATSON, et ux (NAME)	Same (NAME)	Map 134-15
1328 Antioch Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 9
Nashville, Tn. 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, JIM HAYES KEATON, THOMAS GLENN KEATON and LEON D. KEATON, Heirs at Law of CLARA KEATON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. R. BATSON and wife, BESSIE L. BATSON

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in the 5th, formerly 7th Civil District of Davidson County, Tennessee, described according to a survey made by E. R. Southgate, Surveyor, June 3, 1942, as follows:

BEGINNING at a spike in the center line of the Mill Creek Valley Pike, now known as Antioch Pike, at the southwest corner of the property conveyed to A. W. Matthews, Trustee, by Deed of record in Book 502, Page 160, Register's Office for said County; thence along Matthews' south line, north 48° east 137.5 feet to the center line of Asylum Road, now known as Ezell Road; thence with the center line of the same south 3° west 215.8 feet to a spike at the center line of Asylum Road and Mill Creek Valley Pike; thence with the center line of Mill Creek Valley Pike, north 39° west 158.3 feet to the beginning, containing 1/4th acre, more or less, said Lot being triangular in shape.

BEING the same property conveyed to W. T. Keaton and wife, Clara Keaton, by Deed from D. C. Cope and wife, Minnie C. Cope, of record in Book 1336 Page 103, register's office for Davidson County, Tennessee; the said W. T. Keaton having died on October 11, 1961, and Clara Keaton having died in January, 1971.

Title being subject to the premises embraced within the bounds of any roads or highways.

This is unimproved ( ) improved ( ) property, known as 1328 Antioch Pike, Nashville, Tennessee 37211
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 17th day of July, 1974

JIM HAYES KEATON THOMAS GLENN KEATON LEON D. KEATON

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named JIM HAYES KEATON, THOMAS GLENN KEATON & LEON D. KEATON, Heirs at Law of CLARA KEATON

the bargainors, 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 19th day of July 1974

Commission expires 10-25-77

[illegible]
Notary Public

STATE OF TENNESSEE
Davidson 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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

WARRANTY DEED

FROM

JIM HAYES KEATON,
THOMAS GLENN KEATON
& LEON D. KEATON, HEIRS AT LAW OF CLARA KEATON

TO

J. R. BATSON & WIFE,
BESSIE L. BATSON

THIS INSTRUMENT PREPARED BY:
ROBERT F. SPANN, ATTY.
325 PLUS PARK BLVD.
SUITE 100
NASHVILLE, TN. 37217

C 6 3 6 6 2

IDENTIF. REFERENCE

JUL 19 2 15 PM '74

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 19	CONV	*6,400.00			
JUL 19	S'TAX		A*	16.64	
JUL 19	PR'FEE		A*	.50	
JUL 19	W'DEED		A*	4.00	* 21.14