ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
A. C. Batson et ux (NAME)	John W. Murphree Company (NAME)	162-3
Allen Road (STREET ADDRESS OR ROUTE NUMBER)	1283 Murfreesboro Road (STREET ADDRESS)	251
Hendersonville, Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37217 (CITY) (STATE) (ZIP CODE)	148-15

80-81-82
PW

WARRANTY DEED

For and in consideration of the sum of Ten and no/100---------- ($10.00)---------- DOLLARS

cash and other good and valuable consideration, the receipt of which is hereby acknowledged, HILLBROOK LAND COMPANY

have bargained and sold, and by these presents do transfer and convey unto the said A. C. Batson and wife, Barbara Batson

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

Being Lots Nos. 36, 37, 38 and 48, on the Plat of Haywood Hills, Section 1, of record in Plat Book 4460, page 156, Register's Office for said County, described as follows:

Lot 36: Said Lot 36 fronts 85.12 feet on the West margin of Danley Court and extends back 125.9 feet on the North line, and 155.9 feet on the South line, to a line on the rear on which it measures 52.37 feet.

Lot 37: Said Lot No. 37 fronts 37 feet on the northwest margin of Danley Court and extends back 118.8 feet on the northeast line, and 125.9 feet on the southwest line, to a line on the rear which is a broken line on which it measures 126.2 feet.

Lot 38: Said Lot No. 38 fronts 37 feet on the North margin of Danley Court, and extends back 149.8 feet on the East line, and 118.8 feet on the southwest line, to a line on the rear which is a broken line on which it measures 136.81 feet.

Lot 48: Said Lot No. 48 fronts 62 feet on the southwest margin of St. Cloud Drive and extends back 130.7 feet on the northwest line, and 133 feet on the southeast line to a line on the rear on which it measures 102.04 feet.

Being part of the property conveyed to Hillbrook Land Company, a Tennessee Corporation by deed from Murff Development Company, a Tennessee corporation of record in Book 4596, page 523, and by deed from Ervin M. Entrekin, Trustee with full power of record in Book 4710, page 783, Register's Office for Davidson County, Tennessee.

This is unimproved (X) 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 25 day of September, 19 74.

HILLBROOK LAND COMPANY

By: John W. Murphree
Vice President

BOOK 4855 PAGE 477

STATE OF TENNESSEE
COUNTY OF _____

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

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

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

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Virginia Phillips, a Notary Public of the State and County aforesaid, personally appeared John W. Murphree and _____ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Vice Pres. and _____ respectively of the HILLBROOK LAND COMPANY, the within named bargainor, a corporation, and that he as such Vice Pres. 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 John W. Murphree as such Vice President and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 25 day of September, 19 74.

Virginia Phillips Notary Public

Commission expires 8-18-75

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 19,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

C. H. Briley

Sworn to and subscribed before me, this 25 day of September, 19 74.

My commission expires 8-18-75 Notary Public Virginia Phillips

This instrument was prepared by:
C. H. Briley, Jr., Attorney, 344 4th Avenue North, Nashville, Tennessee 37219
Name Address

SEP 27 CONV 19,000.00
SEP 27 S'TAX A* 49.40
SEP 27 PR'FEE A* .50
SEP 27 W'DEED A* 4.00 * 53.90

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

G#-238237 GP
WARRANTY DEED
FROM HILLBROOK LAND COMPANY
TO A. C. Batson et ux

C 72685

IDENTIF. REFERENCE

SEP 27 10 41 AM '74
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

REGISTERS OFFICE
FILED FOR RECORD IN TENN. TITLE CO. BOX