Prepared by: Frank C. Gorrell, II, Atty
First American Center
Nashville, Tenn.

BOOK 4882 PAGE 228

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Henry D. Jamison, III	Same	
(NAME)	(NAME)	158-2
P. O. Box 989		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	3
Nashville, Tenn. 37202		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Twenty Thousand and No/100 ($20,000.00)----
---------- *Dollars,*

cash in hand paid to Grantor by Grantee, and other good and valuable consideration, the receipt of all of which is hereby acknowledged,

Downs, Inc. (hereinafter "Grantor"),

has this day bargained and sold, and do hereby transfer and convey unto the said Henry D. Jamison, III,
(hereinafter "Grantee"),
his ~~successors~~, *heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 21 on the Plan of Hillsboro Park, Section I, of record in Book 2331, pages 30 and 31, Register's Office for said County.
Said Lot No. 21 fronts 200 feet on the southeasterly side of Hillsboro Pike and extends back 488.5 feet on the northeasterly line and 490 feet on the southwesterly line to a dead line in the rear on which it measures 191 feet.
Being the same property conveyed to Downs, Inc., by deed from Hillsboro Park, Inc., of record in Book 3798, page 7, Register's Office for said County.
This conveyance is made subject to restrictions of record in Book 2435, page 237, which were amended by instrument of record in Book 2603, page 440.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Subscribed and sworn to before me, this the 16TH day of JANUARY, 1975

Affiant Henry D Jamison III

My commission expires JULY 24, 1976 (Affix Seal)

Notary Public Paul B. Harris Jr.

This is unimproved (X) improved ( ) property, known as ..... (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 Grantee,
his ~~successors~~, *heirs and assigns forever.* Grantor *Covenants that* it is *lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

Grantor *further covenants and binds* itself, its successors and as~~signs~~ ~~heirs and representatives~~, *to warrant and forever defend the title to said real estate to said* Grantee, his signs
~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness MY *hand this* 16TH *day of* JANUARY, 19 75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

DOWNS, INC.
By: Henry D Jamison, President

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* .....

.....

.....

the within named 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 .....*Tennessee, this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, PAUL B. HARRIS JR. *a Notary Public of the State and County aforesaid, personally appeared* HENRY D. JAMISON III, *with whom I am personally acquainted, and who, upon oath, acknowledged* HIM *self to be* PRESIDENT *of the* Downs, Inc., *the within named bargainor, a corporation, and that* he *as such* PRESIDENT, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* HIM *self as* PRESIDENT

Witness my hand and seal, at office in NASHVILLE, TENN. *this* 16 *day of* JANUARY, *19*75

Paul B. Harris Jr. *Notary Public*

PAUL B. HARRIS, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires JULY 24, 1975

JAN 17 75 CONV 20,000.00
JAN 17 75 S'TAX A* 52.00
JAN 17 75 PR'FEE A* .50
JAN 17 75 W'DEED A* 4.00 * 56.50

WARRANTY DEED

FROM

DOWNS, INC.

TO

HENRY D. JAMISON, III

C 8 4 7 0 5

IDENTIF. REFERENCE

JAN 17 2 03 PM '75

FELIX T. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238