This instrument prepared by: Glendon M. Fisher, Jr., Atty.
Nashville Bank & Trust Building
Nashville, Tennessee 37201

WARRANTY DEED

BOOK 4935 PAGE 945

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert M. Hutchison, et ux	Nashville Asbury Cr. Union	
(NAME:) 1218 - 17th Ave., S.	(NAME:) 1908 Grand Avenue	101
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37212	(STREET ADDRESS) Nashville, Tenn. 37212	23
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of $10.00
- - - Ten and no/100 - - - *DOLLARS*
cash in hand paid by Robert M. Hutchison and wife, Charlotte Hutchison, and other good and valuable consideration, the receipt of all of which is hereby acknowledged,

we, Richard E. Harris and wife, Zenna M. Harris,

have bargained and sold, and by these presents do transfer and convey unto the said Robert M. Hutchison and wife, Charlotte Hutchison, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being part of the North tract of 36.09 acres, more or less, on the South side of Cumberland River, and west of Overall Creek, and known as Lot No. 6 on a Plot Plan of Leland J. Dugger Property, not of record prepared by George E. Reese, in the 8th Civil District, formerly the 12th, dated July 29th, 1954, and described as follows:

BEGINNING at a point in the northerly margin of a 40 foot private road, at the corner of Lots Nos. 5 and 6; thence with the margin of said roadway South 73 1/2 degrees East 100 feet to a corner of Lot No. 7; thence with the line between Lots Nos. 6 and 7, northerly 223.84 feet, more or less, to the low water mark of the Cumberland River; thence with the low water mark of said river approximately 65 degrees west to a corner of Lot No. 5; thence with the line between Lots Nos. 5 and 6, southerly 241.08 feet to the point of beginning.

There is also included an easement for ingress and egress over a 40 foot roadway, subject to rights of others, which said roadway runs along the southerly line of insured premises, all as set out in Book 3797, page 746, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Richard E. Harris and wife, Zenna

STATE OF TENNESSEE, COUNTY OF DAVIDSON — The actual consideration or value whichever is greater, for this transfer is $ 9,000.00
Subscribed and sworn to before me, this the 2nd day of July, 1975
Affiant
My commission expires: 8/1976
(Affix Seal)
Notary Public
GLENDON M. FISHER, JR. NOTARY PUBLIC

M. Harris, by deed from Van B. Matthews and wife, Vivian Matthews, and Jack M. Bailey and wife, Bessie Bailey, of record in Book 4815, page 708, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

(1) Restrictive Covenants of record in Book 3797, page 746; Book 4195, page 985; and Book 4815, page 708, said Register's Office, which reads as follows:
"It is understood and agreed that the land hereby conveyed is subject to the following restrictions, and which shall be covenants running with the land and binding on the grantees, their successors and assigns for a period of thirty years from date hereof;
"Said land shall be used for residential purposes, and not for any commercial or business purposes of any kind, and no more than one residence, duplex or camp house shall be built on any one lot."

Unimproved (X)
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Robert M. Hutchison and wife, Charlotte Hutchison, 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,* except for 1975 taxes, which have been pro-rated and assumed by the grantees herein.

And we, Richard E. Harris and wife, Zenna M. Harris, *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.*

Witness our *hand* s *this* 28th *day of* July, *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.*

Richard E. Harris

Zenna M. Harris

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Glendon M. Fisher, Jr., a Notary Public in and for said County and State, the within named Richard E. Harris and wife, Zenna M. Harris,

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 28th day of July, 19 75.

Glendon M. Fisher, Jr., Notary Public.

Commission Expires Feb. 8, 1976

STATE OF
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.....

....., Notary Public.

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office in .....,
this ..... day of ..... JUL 28 75 CONV ....., $9,000.00
JUL 28 75 S'TAX A* 23.40
JUL 28 75 PR'FEE A* .50
JUL 28 75 W'DEED A* 6.00 * 29.90

..... Notary Public

Commission Expires .....

IDENTIF. REFERENCE

FELIX WILSON, REGISTER
DAVIDSON COUNTY, TENN.
JUL 28 11 37 AM 75

D08542