This instrument was prepared by Lon F. West, Attorney at Law, Metro Office Building, 802 2nd Avenue, South, Nashville, Tennessee. 37201

BOOK 4948 PAGE 98

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Beverly Hill Turner (NAME)	Beverly Hill Turner (NAME)	92-3
720 Lena Street (STREET ADDRESS OR ROUTE NUMBER)	720 Lena Street (STREET ADDRESS)	187
Nashville, TN 37208 (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37208 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Six Thousand Five Hundred Dollars (6,500.00) *DOLLARS*

Cash in hand paid by Beverly Hill Turner, the receipt of which is hereby acknowledged and for the further consideration of the love and affection we bear for our daughter, Beverly Hill Turner, we

SEP-4[illegible] CONV *6,500.00
SEP-4[illegible] S'TAX A* 16.90
SEP-4[illegible] PR'FEE A* .50
SEP-4[illegible] W'DEED A* 8.00 * 25.40

Eddie Hill, Jr. and wife, Lillian E. Hill *have bargained and sold, and by these presents do transfer and convey unto the said* Beverly Hill Turner, with a life estate to Eddie Hill Jr., and wife Lillian E. Hill *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being lot No. 27 on the plat of a subdivision of lot No. 3, Harding Lytle Tract, as of record in Book 547, Page 72, Register's office for said county. Said Lot No. 27 fronts 50 feet on the northerly side of Morena Street and runs back between paralled lines 163.4 feet, more or less,to an alley.

Being the same real property conveyed to Phil Cohen and wife, Sarah K. Cohen, by deed from Richard H. Bowman and wife, of record in Book 2742, Page 573, said Register's office.

By deed of record in Book 2297, Page 131, Register's office for Davidson County, Tennessee Dora Bomar Atwell retains a lifetime interest in the west one half of the house located on said property as her home, and provides that the grantees therein shall pay all taxes and keep the property up, granting the grantees therein the right to collect rents on the one half of the property.

Being the same property conveyed to Eddie Hill, Jr., and wife, Lillian E. Hill, by Deed from Phil Cohen and wife, Sarah K. Cohen, recorded in an installment deed in Book 4150, page 331, and released in Deed Book 4379, Page 769, Register's office for said county.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 6,500.00

Subscribed and sworn to before me, this the 14 day of Dec. 1972

Eddie Hill Jr.
Affiant

My Commission expires: (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 2214 Morena Street, Nashville, Tennessee 37208
(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 Beverly Hill Turner, to her sole and separate estate free from the rights of her present husband or any future husband; her *heirs and assigns, forever.*

And we *do covenant with the said* Beverly Hill Turner *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 by the life estate specifically retained by the Grantors.

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* Beverly Hill Turner *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 14th *day of* December, *19* 45, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Eddie Hill Jr.
Lillian E. Hill

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Thelma Lee Atkinson, a Notary Public in and for said County and State, the within named Eddie Hill Jr. and Lillian Hill

the bargainor, 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 4th day of September, 1975.

Thelma Lee Atkinson, Notary Public.

Commission Expires November 23, 1977.

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....., 19.....

.....
Notary Public

Commission Expires.....

WARRANTY DEED

FROM

Eddie Hill, Jr. and wife

Lillian E. Hill,

TO

Beverly Hill Turner

D1423 1

IDENTIF. REFERENCE

SEP 4 1 26 PM '75

FEE $ REGISTER
DAVIDSON COUNTY, TENN.

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Compliments of
Chicago Title Insurance Company
S. W. Corner Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE 37201