(This instrument was prepared by Milton W. Smith, Jr., Attorney at Law, 320 Gallatin Rd. Madison, Tenn. 37115)

WARRANTY DEED

BOOK 4948 PAGE 155

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Marvin J. Hardy, Jr. (NAME)	(NAME)	12D-32380
3106 Richmond Hill Drive (STREET ADDRESS OR ROUTE NUMBER)	(Same) (STREET ADDRESS)	Map # 60-2
Nashville, Tenn. 37207 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Parcel #44

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ----------($10.00) *Dollars,*
cash in hand paid by the said grantees, hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of an indebtedness in the original principal amount of $27,000.00, payable to First Federal Savings and Loan Association; and secured by a deed of trust executed by Shearon L. Williams and wife, Josephine S. Williams to T.I. Holman, Jr., Trustee, of record in Book 4745, page 646, Register's Office for Davidson County, Tennessee.

We, SHEARON L. WILLIAMS AND WIFE, JOSEPHINE S. WILLIAMS, hereinafter called th GRANTORS,

have this day bargained and sold, and do hereby transfer and convey unto the said Marvin J. Hardy, Jr. and Susan T. Christison herein called the GRANTEES, their (~~successors~~), *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

A certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 20 on the Plan of Parkwood Estates, Section 1, of record in Book 2900, page 120, Register's Office for said County.

Said Lot No. 20 fronts 75 feet on the northerly side of Richmond Hill Drive and extends back 121.9 feet on the easterly line and 150 feet on the westerly line to a broken line measuring 99.7 feet thereon.

Being the same property conveyed to Shearon L. Williams and wife, Josephine S. Williams by Deed from Jane Martin, unmarried, of record in Book 4745, page 644, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 3136, page 52; setback lines,easements, and other limitations as shown on Plan of record in Book 2900, page 120, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 28,000.00

Subscribed and sworn to before me, this the 7th day of January 1975

Affiant: Brenda M. Hardie

My commission expires: 2-13-77 (Affix Seal)

Notary Public: Terry F. Christison

This is unimproved ( ) improved (X) property, known as 3106 Richmond Hill Dr. (House Number) Nashville, (Street) Tennessee 37207 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 GRANTEES, their (~~successors~~), *heirs and assigns forever.* We *covenant that* We are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as stated herein.

We *further covenant and binds* Ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* GRANTEES, their (~~successors~~), *heirs and assigns, against the lawful claims of all persons.*

Witness Our *hand S this* 16th *day of* August, 19 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Shearon L. Williams
(Shearon L. Williams)

Josephine S. Williams
(Josephine S. Williams)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Shearon L. Williams and wife, Josephine S. Williams

the within named 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* 16th *day of* August, *19*74.

Terry F. Christison
Notary Public

NOTARY PUBLIC DAVIDSON CO.

Commission expires 2-13-77

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

SHEARON L. WILLIAMS ET UX

TO

MARVIN J. HARDY, JR. &

SUSAN T. CHRISTISON

MAIL TO:

Concept Properties
4701 Trousdale Dr.
Nashville, Tenn

D 14258

IDENTIF. REFERENCE

SEP 4 2 28 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP-4-75	CONV	28,961.22			
SEP-4-75	S'TAX		A*	75.40	
SEP-4-75	PR'FEE		A*	.50	
SEP-4-75	W'DEED		A*	4.00	* 79.90

Compliments of

Madison Title Company

320 Gallatin Road
MADISON, TENNESSEE 37115

Representing

Chicago Title Insurance Company
CHICAGO, ILLINOIS