[redacted]

This instrument was prepared by
John A. Hubbard
J.C. Bradford Bldg, RM 330
Nashville, TN 37219

BOOK 4963 PAGE 100

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Joseph R. Saxon & K. Saxon	Third National Bank in Nashville	75-8-191
(NAME)	(NAME)	
705 Dutchmans Court	Mortgage Loan Department	FB= 4D-67400
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee 37076	Nashville, Tennessee 37244	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ---TEN AND NO/100---------- *Dollars,*

Frank Cope Batson and wife, Judy W. Batson

have this day bargained and sold, and do hereby transfer and convey unto the said Joseph R. Saxon and wife, Kathleen M. Saxon their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 157 on the Map of Highlands of Tulip Grove, Section 3, as of record in Book 4675, page 140, Register's Office for said County.

Said Lot No. 157 fronts 75 feet on the southeasterly margin of Dutchmans Court and extends back 155 feet on the southwest line and 133.34 feet on the northeast line to a broken line in the rear, which it measures 137 feet thereon.

Being the same property conveyed to Frank Cope Batson by deed from Martin R. Bubis, Trustee, with full power of record in Book 4914, page 790, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 39,500.00

Subscribed and sworn to before me, this the 17th day of October 1975

My commission expires: 5-22-79 (Affix Seal)

Affiant

Notary Public

NOTARY PUBLIC * DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (X) property, known as 705 Dutchmans Court (House Number) (Street) Hermitage, Tennessee 37076 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 Frank Cope Batson and wife, Judy W. Batson, their *(successors), heirs and assigns forever.* do *covenant that* they 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.*

they *further covenant and bind* themselves, their *heirs and representatives, to warrant and forever defend the title to said real estate to said* Joseph R. Saxon and wife, Kathleen M. Saxon their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 17th *day of* October, 1975, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Frank Cope Batson
Frank Cope Batson

Judy W. Batson
Judy W Batson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Unknown, a Notary Public in and for said County and State, Frank Cope Batson and wife, Judy W. Batson

the within named bargainor S, 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 17th day of October, 1975.

Clarke Sanders Notary Public

Commission expires 8-22-79

CLARKE SANDERS NOTARY PUBLIC DAVIDSON COUNTY

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.....

OCT 21 75	CONV	39,500.00			
OCT 21 75	S'TAX		A*	102.70	
OCT 21 75	PR'FEE		A*	.50	
OCT 21 75	W'DEED		A*	4.00	* 107.20

#3349

WARRANTY DEED

FROM FRANK COPE BATSON

TO JOSEPH R. SAXON et ux

D 20699

IDENTIF. REFERENCE

OCT 21 9 12 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238