BOOK 4969 PAGE 738 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF November, 1975.

Notary Public

MY COMMISSION EXPIRES: February 25, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

W. L. Bainbridge III., 119 Union Street, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert L. Chalfant (NAME)	Robert L. Chalfant (NAME)	
2525 Ridgewood Drive (STREET ADDRESS OR ROUTE NUMBER)	2525 Ridgewood Drive (STREET ADDRESS)	116-13
Nashville, Tenn. 37215 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37215 (CITY) (STATE) (ZIP)	PAR 134

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, W. L. Bainbridge Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. Chalfant and wife, Elizabeth B. Chalfant

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 1 on the Plan of Boxcroft as of record in Book 4860, page 28, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the easterly margin of Boxcroft Place at the common dividing line between lots was 1 and 2 on said plan, thence easterly along said dividing line 145 feet to a point; thence northerly 62.21 feet to a point in the southerly margin of Leake Avenue, thence westerly along the southerly margin of said Leake Avenue 120.39 feet to the beginning of a curve; thence around said curve a distance of 38.88 feet to a point in the easterly margin of Boxcroft Place; thence southerly along the easterly margin of said Boxcroft Place 35.39 feet to the point of beginning.

BEING part of the same property conveyed to W. L. Bainbridge Company by deed from James E. Lawson, Jr., et als, of record in Book 4731, page 386 said Register's Office.

unimproved ( )
This is improved ( ) property, known as _____
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 28th day of October, 1975

IN WITNESS WHEREOF, W. L. BAINBRIDGE, Co, a Partnership, has caused this instrument to be exectued by a partner duly authorized by an instrument of record in Book 3632, page 736, Register's Office for Davidson County, Tennessee.

W. L. Bainbridge Company

By: _____
A Partner

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Evelyn Strasser, a Notary Public in and for said County and State, the within named W. L. Bainbridge, III

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nasnville, Tennessee, this 28th day of October 1975

Commission expires February 5, 1977

Evelyn Strasser
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
W. L. Bainbridge Company

TO
Robert L. Chalfant
and wife
Elizabeth R. Chalfant

NOV 10 75 CONV
NOV 10 75 S'TAX
NOV 10 75 PR'FEE
NOV 10 75 W'DEED

D 23745

IDENTIF. REFERENCE

Nov 10 3 25 PM '75

FELIX Z. HILSMAN REGISTER
DAVIDSON COUNTY, TENN.

25,000.00

A* 65.00
A* .50
A* 4.00
* 69.50

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.