FORM NO. WD-1

BOOK 4974 PAGE 308

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 59,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 21st DAY OF November, 1975.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

John T. Conners, Jr., 21st Floor, First American Center, Nashville, TN
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Thomas L. Flickinger (NAME) | Same (NAME) | Map 130-16 |
| 4506 Wayland Drive (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Parcel 1 |
| Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | FB FH-5135 |

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, DAVID D. THOMBS and wife, SUSANNE R. THOMBS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS L. FLICKINGER and wife, MARJORIE MADISON FLICKINGER

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 the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being Lot No. 11 on the Plan of Hycrest Acres, as of record in Book 2133, page 5, Register's Office for said County.

Said Lot No. 11 fronts 194.99 feet on the easterly side of Wayland Drive, and runs back 226.9 feet on the northerly line and 265.2 feet on the southerly line to a dead line, measuring 195 feet thereon.

BEING the same property conveyed to David D. Thombs and wife, Susanne R. Thombs, by deed from Morgan B. Reynolds and wife, Margaret Reynolds, of record in Book 4358, page 845, said Register's Office.

SUBJECT to restrictive covenants of record in Book 1449, page 155, and Book 1850, page 271, said Register's Office; SUBJECT to easement and setback line shown on Owner's certificate contained in Plan of record in Book 2133, page 5, said Register's Office.

This is unimproved ( ) improved (X) property, known as 4605 Wayland Drive, Nashville, Tennessee 37215
(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 our hands this 21st day of November, 19 75

DAVID D. THOMBS

SUSANNE R. THOMBS

STATE OF TENNESSEE
Davidson County

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named David D. Thombs and wife, Susanne R. Thombs,

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 21st day of November, 19 75

Commission expires _____

[illegible]
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

22773 6

# WARRANTY DEED

FROM

DAVID D. THOMBS and wife,

SUSANNE R. THOMBS

TO

THOMAS L. FLICKINGER and wife,

MARJORIE MADISON FLICKINGER

D 25865

IDENTIF. REFERENCE

Nov'25 2 54 PH '75

REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| 45% | CONV | 59,500.00 | | | |
| NOV 25 75 | S'TAX | | B* | 154.70 | |
| NOV 25 75 | PR'FEE | | B* | .50 | |
| NOV 25 75 | W'DEED | | B* | 4.00 | * 159.20 |

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.