This instrument prepared by: Thomas E. Stewart, Attorney at Law,
223 Madison Street, Madison, Tennessee 37115

Rush & Marks

WARRANTY DEED BOOK 4980 PAGE 894

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
R. J. RICHMOND, ET UX	SAME	60-7
(NAME) Rich Acres Drive	(NAME)	57
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	12 D 54855
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	All

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- Dollars,

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

WALTER EARLY,

have this day bargained and sold, and do hereby transfer and convey unto the said

R. J. RICHMOND AND WIFE, BERTHA T. RICHMOND, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 32 on the Plan of Sec. 1, Hillhurst Acres, of record in Book 2331, page 51, Register's Office for said County, and described as follows:
BEGINNING at a point in the westerly margin of Rich Acres Drive at the corner of Lots 32 and 47; thence with the margin of said Drive northerly 140 feet to a concrete monument at the beginning of a curve; thence around said curve in a northwesterly direction 39.27 feet to a concrete monument in the south margin of a 50 foot unnamed Street; thence along the margin of said Street westerly 130.9 feet to a concrete monument; thence southerly along the rear of Lot 32, 164.1 feet to a corner of said lot and Lot 47; thence with the line between said lots easterly 148.5 feet to the point of beginning.

Being the same property vested in Walter Early by the Last Will and Testament of Frances W. Early; and vested in Frances W. Smithson (Early) by deed from W. F. Carr et ux of record in Book 2603, page 383, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $5,500.00

Subscribed and sworn to before me, this the 28th day of November 19 75

My commission expires: 2-21-79 (Affix Seal)

Affiant

Notary Public

This is improved (XX) unimproved ( ) property, known as Rich Acres Drive, Nashville, Tennessee
(House Number) (Street) 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. I covenant that I am 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 appears of record.

I further covenant and bind myself, my 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 my hand this 28th day of November, 19 75 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Walter R. Early

Walter Early

BOOK 4980 PAGE 895

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WALTER EARLY

the within named 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 Madison, Tennessee. this 28th day of November, 19 75

Donald B. Buchanan Notary Public

Commission expires 2-21-79

DONALD B. BUCHANAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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.....

DEC 18 75	CONV	35,500.00				
DEC 18 75	S'TAX		B*	92.30		
DEC 18 75	PR'FEE		B*	.50		
DEC 18 75	W'DEED		B*	4.00	*	96.80

WARRANTY DEED

FROM

WALTER EARLY

TO

R. J. RICHMOND, ET UX

D 28873

IDENTIF. REFERENCE

DEC 18 2 35 PM '75

FELIX E. NELSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115