TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Mr. Charles D. Brown, et ux (NAME)	Same	
178 Timber Ridge Drive (STREET ADDRESS OR ROUTE NUMBER)	BOOK 4985 PAGE 204 (STREET ADDRESS)	To Be Assigned A. E.
Nashville, Tennessee 37214 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in consideration of the sum of Three Thousand Five Hundred ($3,500.00)---------- DOLLARS

cash in hand paid by Charles D. Brown

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Metropolitan Government of Nashville and Davidson County, Tennessee, acting by and through the Electric Power Board,

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Being Lot No. 19 on the Plan of Section 1, Merrymount Acres, as of record in Book 3700, Page 17, Register's Office for said County.

Said Lot No. 19 fronts 258.32 feet on the southerly side of Highway No. 70, as measured along a slight curve, and runs back between lines, 205.0 feet on the easterly line, and 215.00 feet on the westerly line to a dead line in the rear measuring 218.28 feet.

Being the same property as conveyed to the Electric Power Board of the Metropolitan Government of Nashville and Davidson County by deed from Cecil F. Fox and wife, Sara P. Fox, of record in Book 3927, Page 624, R.O.D.C.

This conveyance is made subject to restrictive covenants of record in Book 3910, Page 809, in the Register's Office for Davidson County, Tennessee; Owner's Certificate, a 50-foot minimum building setback line from U. S. Highway 70; and a 10-foot public utility and drainage easement along the rear and westerly lines of said lot, as shown on plan of record in Book 3700, Page 17, Register's Office for said County.

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

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.

Whenever 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 9th day of December, 19 75

METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE, ACTING BY AND THROUGH THE ELECTRIC POWER BOARD

By Milton E. Kirkpatrick
Chairman

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, Undersigned, a Notary Public in and for said County and State, the within named Milton E. Kirkpatrick, Chairman of the Electric Power Board of the Metropolitan Government of Nashville and Davidson County, Tennessee, as such Chairman, the bargainors, 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 Nashville, Tennessee, this 9th day of December, 19 75.

Commission expires October 31, 1978 Notary Public Ronald Deane Cole

Prepared by: Harry Mittwede, Gen. Counsel, E.P.B. - 1214 Church St., Nash. 37246

TENNESSEE TITLE COMPANY

Warranty Deed

FROM
ELECTRIC POWER BOARD OF THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY TENNESSEE

To

CHARLES D. BROWN, ET UX

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

1004

BOOK 4985 PAGE 205

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IDENTIF. REFERENCE

JAN 5 11 05 AM '76

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

JAN-5 MISC

B* 4.00 * 4.00