This Instrument prepared by:
John W. Kelley, Attorney
Nashville, Tennessee 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
	Mr/Mrs. Robert W. House	New Owner
		BOOK 4983 PAGE 110
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
FH-13226	1800 Kingsbury Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

JAN13'76	CONV	73,700.00			
JAN13'76	S'TAX		B*	191.62	
JAN13'76	PR'FEE		B*	.50	
JAN13'76	W'DEED		B*	4.00	* 196.12

H. MICHAEL CURTIS and wife, JOANNE L. CURTIS

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ROBERT W. HOUSE and wife, PAULINE M. HOUSE

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 512 on the Plan of Hillsboro Park, Section 10, as of record in Book 2900, page 73.

Said Lot No. 512 fronts 198 feet on the easterly side of Kingsbury Drive as measured around a slight curve, and extends back 1335 feet on the northerly line and 1250 feet on the southerly line, to a dead line in the rear on which it measures 121.7 feet.

Being the same property conveyed to H. Michael Curtis and wife, Joanne L. Curtis, by deed from John T. Jenkins and wife, Mary Jo Jenkins, as of record in Book 4835, page 899.

This conveyance is made subject to restrictions of recordin Book 2435, page 237, amended in Book 2603, page 440; Book 3013, page 113.

G. F. Cole, Jr., a member of the Committee appointed by instrument of record in Book 4207, page 397, joins in this deed to give consent to this transfer, and to signify full satisfaction of all requirements contained in the restrictions set forth above as to the offer to reconvey and as to the standard of improvements.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. Except for 1976 taxes, which have been prorated and assumed by Grantees herein.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 9th day of January, 1976.

Hillsboro Park Committee
By G F Cole Jr., Member of Committee
G.F. Cole, Jr.,
Member of Committee

H. Michael Curtis
H. Michael Curtis

Joanne L. Curtis
Joanne L. Curtis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named G. F. Cole, Jr., Member of Committee the bargainor(s), 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, the 9th day of January, 19 76.

Douglas A. Brace
Notary Public

My commission expires: 4-23-78

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Douglas A. Brace, a Notary Public in and for the State and County aforesaid, personally appeared the within named H. Michael Curtis and wife, Joanne L. Curtis the 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, this, the 9th day of January, 19 76.

Douglas A. Brace
Notary Public

My commission expires: 4-23-78

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 73,700.00

Affiant Robert W. House

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12th DAY OF January 19 76

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL) Douglas A. Brace Notary Public

WARRANTY DEED

FROM H. MICHAEL CURTIS AND WIFE

TO ROBERT W. HOUSE AND WIFE

D 31969

IDENTIF. REFERENCE

JAN 13 3 32 PM '76

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Return to: ORTALE, KELLEY, HERBERT & CRAWFORD
14th Fl. 3rd Nat'l. Bk. Bldg.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ___, 19___.

My commission expires: _____ Notary Public