This instrument was prepared by Mason W. Smith, Jr. Attorney at Law, 3815 Cleghorn Avenue, Nashville, Tennessee. 37215.

Mail

WARRANTY DEED

BOOK 5129 PAGE 705

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Elizabeth B. Christmas and ~~Jospeh Dixon Johnson, Jr.~~ (NAME)	(same) (NAME)	Map 145-3
4917 Granny White Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 46
Nashville, Tennessee. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	OH-11247

FOR AND IN CONSIDERATION of the sum of Ten and 00/100---------- ----------($10.00)---------- Dollars, cash in hand paid by the Grantee, hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged, We,

Lynch Bennett and wife, Louise C. Bennett, a ½ undivided interest each as tenants in common and not by entirety, hereinafter called Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said Elizabeth B. Christmas, an undivided 63% interest, and Joeeph Dixon Johnson Jr., an undivided 37% interest, as tenants in common, hereinafter called Grantees, their ~~successors~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 14 on the Plan of Roselawn Estates, of record in Book 2900, page 86, Register's Office for said County.

Said Lot No. 14 fronts 166 feet on the west side of Granny White Pike and runs back between parallel lines, 440 feet to a dead line.

Being the same property conveyed to Grantors by deed from Annie Vise Hamilton and Ruby Orlena Hamilton of record in Book 4308, page 299, said Register's Office.

This conveyance is subject to setback lines, easements and limitations as shown on the Plan of record in Book 2900, page 86, said Register's Office and to restrictive covenants of record in Book 3067, page 362, said Register's Office.

ROSCAVO MILTON NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 73,500.00

Subscribed and sworn to before me, this the 29th day of March 19 77

Affiant

My commission expires: Nov 26 1979 (Affix Seal)

Notary Public

This is ( ) unimproved (X) improved property, known as 4917 Granny White Pike, 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 ~~BARGAINED~~, heirs and assigns forever. We covenant that we are 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 stated above and for 1977 taxes which have been prorated and payment thereof assumed by Grantee.

We further covenant and bind curselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said ~~BARGAINEE~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 29th day of March, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Lynch Bennett
Lynch Bennett

Louise C. Bennett
Louise C. Bennett

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5129 PAGE 706

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Lynch Bennett and wife, Louise C. Bennett

the within named 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, *Tennessee, this* 29th *day of* March, *19* 77

Notary Public

Commission expires Dec 26, 1979

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 .....

MAR 31 77 CONV 73,500.00
MAR 31 77 S TAX B* 191.10
MAR 31 77 PB FEE B* .50
MAR 31 77 W DEED B* 4.00 * 195.60

WARRANTY DEED

FROM

Lynch Bennett and Louise C. Bennett TO

D 96330

IDENT REFERENCE

MAR 31 9 35 AM '77

REGISTER
DAVIDSON CO., TENN.

Compliments of
Madison Title Company
Greenhills Office
Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS