631 [illegible]

BOOK 5170 PAGE 188

WARRANTY DEED

RETURN TO
CLYDE PAUL HOLLAND, ATTY.
2016 Parkway Towers Bldg.
Nashville, Tennessee 37219

FROM CHARLES ANTHONY TURNER AND WIFE, BARBARA ANN TURNER

ADDRESS NEW OWNER(S) AS FOLLOWS:	Elizabeth H. Ross 628 Rochelle Drive Nashville, Tennessee
SEND TAX BILLS TO:	Same
PREPARED BY:	Clyde Paul Holland 2016 Parkway Towers Nashville, Tennessee 37219
MAP-PARCEL NOS:	Map 146-15 Parcel 98

E 14052

IDENTIF. REFERENCE T

JUL 13 9 13 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

(STATE OF TENNESSEE COUNTY OF Davidson)

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00 Affiant Elizabeth H. Ross

SUBSCRIBED AND SWORN TO BEFORE ME THIS July 8, 1977
DATE

NOTARY PUBLIC

COMMISSION EXPIRES

AFFIX SEAL

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

FOR AND and IN CONSIDERATION OF the sum of ----------Ten Dollars and No/100----------

----------($10.00)---------- DOLLARS
cash in hand paid by Elizabeth H. Ross, and other good and valuable considerations, receipt of which is hereby acknowledged.

CHARLES ANTHONY TURNER AND WIFE, BARBARA ANN TURNER,

GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

ELIZABETH H. ROSS, GRANTEE

their (his, her, its) heirs, successors and assigns,

a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 21 on the Plan of Haileywood Estates, Section II, as of record in Book 2331, page 81, Register's Office for said County, described as follows

Beginning on the easterly margin of Anchorage Drive at the corner of Lots Nos. 20 and 21; thence southerly with a slight curve, 126.3 feet to a monument; thence southeasterly around a curve, 41.1 feet to a monument in the northerly margin of Rochelle Drive; thence with said Drive, easterly with a slight curve, 121.1 feet to the corner of Lots Nos. 21 and 22; thence with the line between said Lots in a northerly direction 115.2 feet to the common rear corner of Lots Nos. 20 and 21; thence westerly with the line of said Lots, 151 feet to the beginning.

Being the same property conveyed to Charles Anthony Turner and wife, Barbara Ann Turner by deed from James S. Fitch and wife, Edith D. Fitch, of record in Book 4690, page 125, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the restrictive covenants contained in instrument of record in Book 2481, page 390, said Register's Office, and the Plan of record in Book 2331, page 81, said Register's Office, shows an owner's certificate, a 40-foot minimum building setback line from Rochelle Drive and Anchorage Drive, and a 2.5 X 20-foot utility anchor easement located on the southeast corner of said lot.

unimproved ( )
This is improved (X) property, known as 628 Rochelle Drive, Nashville, Tennessee
Number Street City State 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 Grantee her heirs, successors and assigns, forever.

AND we do covenant with the said Grantee 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 except of record.

AND we, Grantors do(es) further covenant and bind ourselves, our heirs and representatives, to WARRANT and forever defend the title to the said land to the said Grantee her heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS our hand s this 8th day of July 19 77

Charles Anthony Turner
(CHARLES ANTHONY TURNER)

Barbara Ann Turner
(BARBARA ANN TURNER)

{STATE OF TENNESSEE ; COUNTY OF DAVIDSON } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named

Charles Anthony Turner and Barbara Ann Turner

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee
City State

this 8th day of July 19 77

1-31-78
Comission Expires

Notary Public

CLYDE P. HOLLAND NOTARY PUBLIC DAVIDSON COUNTY, TENN.

(AFFIX SEAL)

{STATE OF ; COUNTY OF } (Corporate Acknowledgment)

JUL 13 77 CONV 45,000.00
JUL 13 77 S TAX 247.00
JUL 13 77 PR'FEE 8* .50
JUL 13 77 W'DEED 8* 4.00 * 121.50

Before me, the undersigned, 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 (Title) of the

a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires

Notary Public

(AFFIX SEAL)