BOOK 5206 PAGE 634

BOOK 5173 PAGE 407

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Peggy J. Edwards (NAME)	Engel Mortgage Co. (NAME)	
Lot 68 Hermitage Hills	P. O. Box 17325	75-1-48
8171 Bonnafair Drive (STREET ADDRESS)	(STREET ADDRESS)	4D-34077
Hermitage, Tenn. (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37217 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------Ten and no/100---------- ----------$10.00---------- DOLLARS

Cash in hand paid by the hereinafter named Grantees and other good and valuable considerations, the receipt of which is hereby acknowledged.

OCT-7F MISC B* 4.00 * 4.00

I, William F. Clarkson, III, President of William F. Clarkson, III, Inc. have bargained and sold, and by these presents do transfer and convey unto the said Peggy J. Edwards

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Hermitage Hills Subdivision, Sec. 12, as of record in Book 4675 page 125, Register's Office of Davidson County, Tennessee.

Said Lot no. 68 fronts 80.0 feet on the northerly margin of Bonnafair Drive and runs back between parallel lines 125.0 feet to a dead line in the rear which measures 80.0 feet thereon.

Being the same property conveyed to William F. Clarkson, III, Inc. by deed from Home Federal Savings & Loan Association of Nashville, of record in Book 5035, page 634, said Register's Office.

JUL20F CONV 32,900.00
JUL20F S'TAX B* 85.54
JUL20F PRFEE B* .50
JUL20F W'DEED B* 4.00 * 90.04

unimproved ( )
This is improved (X) property, known as 8171 Bonnafair Drive, Hermitage, Tenn.
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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 14th day of July, 1977.

X

William F. Clarkson, III, Inc.

BY: William F. Clarkson, III

William F. Clarkson, III, Pres.

ATTEST: Wm. F. Clarkson, III, Inc.

Kenneth W. Binkley

Secretary

Re recd

BOOK 5206 PAGE 695 BOOK 5173 PAGE 408

STATE OF Kentucky
COUNTY OF Jefferson

Personally appeared before me, Martha E. Beckham, a Notary Public in and for said County and State, the within named William F. Clarkson, III

the 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 Louisville, Kentucky, this 15 th day of July, 1977.

My commission expires 7/19/80 Notary Public Martha E Beckham

Kentucky
STATE OF ~~TENNESSEE~~
COUNTY OF Jefferson

Before me, Martha E. Beckham, a Notary Public of the State and County aforesaid, personally appeared William F Clarkson III and C F Wilkinson with whom I am personally acquainted, and who, upon oath, acknowledged ___ to be President and Secretary respectively of the Wm. F Clarkson III, Inc., the within named bargainor, a corporation, and that ___ as such President and Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Wm. F Clarkson III as such President and attesting the same by the said C F Wilkinson as such Secretary

Witness my hand and seal, at office in Louisville, Kentucky this 15th day of July, 1977

Martha E. Beckham Notary Public

Commission expires 7-19-80

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $32,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

William F. Clarkson

Sworn to and subscribed before me this 14th day of July, 1977

My commission expires 11-6-79 Notary Public

MAIL

This instrument was prepared by:
Michael J. Philbin, 300 James Robertson Pky. Nashville, Tenn. 37201
Name Address

WARRANTY DEED

FROM William F. Clarkson, III

TO Peggy J. Edwards

E 15469

IDENTIF. REFERENCE

JUL 20 1 16 PM '77

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

Re record

E 30061

IDENTIF. REFERENCE

AUG 1 7 '77

... REGISTER
DAVIDSON COUNTY, TENN.