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WARRANTY DEED

"THIS INSTRUMENT PREPARED BY JAMES L. VANCE BERRY ATTORNEY, 21st - FLOOR FIRST AMERICAN CENTER NASHVILLE, TENNESSEE 37238"

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. L. Bainbridge, III	Same	5DU-60900
(NAME:)	(NAME:)	Map 148-15, Par.
119 Union Street		72,73,74,75,76
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	77,78,79,and
Nashville, Tennessee		162-3,Par.239
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and no/100 ($10.00)

DOLLARS

and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Hillbrook Land Company has

SEP 12 78 CONV 45,000.00
SEP 12 78 S'TAX B* 117.00
SEP 12 78 PR'FEE B* .50
SEP 12 78 W'DEED B* 6.00 * 123.50

bargained and sold, and by these presents do transfer and convey unto the said W. L. Bainbridge, III, his

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

Land in Davidson County, Tennessee, being Lot Nos. 22, 23, 24, 25, 26, 27, 28, 29 and 30 of Haywood Hills, Section 1, of record in Book 4460, page 156, Register's Office for said County, to which plan reference is here made for a more complete description.

Being part of the same property conveyed to Hillbrook Land Company, a Tennessee corporation, by deed from Murff Development Company, of of record in Book 4596, page 523, Register's Office for Davidson County, Tennessee.

This conveyance of said property is made expressly subject to the following:

1. Metropolitan and County taxes for the year 1978 which have been prorated as of the date of closing.

2. Restrictive covenants contained in instrument of record in Book 4961, page 667, and amended in Book 4851, page 461, said Register's Office.

3. Conditions of the Owner's Certificate, setback lines and easements in the Plan of record in Book 4460, page 156, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $45,000.00

Affiant

Subscribed and sworn to before me, this the 12 day of

1978

Notary Public

My commission expires: 11/1/81

(Affix Seal)

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

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said W. L. Bainbridge, III, his ..... *heirs and assigns, forever.*

And Grantor *do/*es *covenant with the said* Grantee ..... *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as set forth hereinabove.

And Grantor *do/*es *further covenant and bind* itself, its successors and/assigns ~~heirs and representatives~~ *to warrant and forever defend the title to the said land to the said* Grantee, his ..... *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 12th *day of* September, *19*78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

HILLBROOK LAND COMPANY

By John W. Mangum, J. President

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

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

....., Notary Public.

Commission Expires.....

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

.....

.....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public

Commission Expires.....

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.
SEP 12 3 18 PM '78
IDENTIF. REFERENCE
E8 8 2 3 5

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Richard F Warren, a Notary Public of the State and County aforesaid, personally appeared John W. Murphree, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged him self to be President of the Hillbrook Land Company, the within named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as President

Witness my hand and seal, at office in Nashville, Tennessee, this 12th day of September, 1978.

Richard F Warren
Notary Public

Commission Expires 11/1/81