Feb — "THIS INSTRUMENT PREPARED BY JAMES I. VARNER BERRY
ATTORNEY, 2 nd - FLOOR FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37239"

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. L. BAINBRIDGE, III	Same	162-3 228
(NAME)	(NAME)	162-3 229
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	162-3 230
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

7076

10/09 48.50 CHECK

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

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and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged

F.5.6.5.1.7

IDENTIF. REFERENCE

OCT 9 10 26 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Hillbrook Land Company, a Tennessee corporation (hereinafter referred to as Grantor),

has ~~have~~ does *bargained and sold, and by these presents ~~do~~ transfer and convey unto the said* W. L. Bainbridge, III (hereinafter referred to as Grantee),

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

Being Lot Nos. 1, 2 and 3 of Haywood Hills, Section I, of record in Plat Book 4460, page 156, in the Register's Office for said County, to which plan reference is here made for a more complete description.

Being a part of the same property conveyed to Hillbrook Land Company by deed from Ervin M. Entrekin, Trustee, of record in Book 4710, page 783, and by deed from Murff Development Company of record in Book 4596, page 156, in the Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 15,000.00

Affiant

Subscribed and sworn to before me, this the 2 day of OCT, 19 79

My commission expires Sept 17 1980
(Affix Seal)

Notary Public

This conveyance is made subject to:

1. 1979 State and County real property taxes, a lien but not yet due and payable, which have been prorated between the parties.

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

3. Conditions of the owner's certificate, setback lines, easements and other matters appearing upon the recorded plan of Haywood Hills, Section I, of record in Plat Book 4460, page 156, in said Register's Office.

4905 Algonquin Trail, Nashville, TN
4909 Algonquin Trail, Nashville, TN
4913 Algonquin Trail, Nashville, TN

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 Grantee *his heirs and assigns, forever.*

And Grantor does ~~its~~ *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 stated above.

And Grantor does ~~its~~ *further covenant and bind* itself, its successors, ~~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 its *hand this* 2 *day of* Oct., *19* 79, *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 Murphree
John Murphree, Jr., President

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.....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, WILLIAM O. SIMPKINS, *a Notary Public of the State and County aforesaid, personally appeared* JOHN 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* 4th *day of* October, *19* 79

William O. Simpkins
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission Expires Sept 17 1980

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5511 PAGE 60

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			15000.00- CO	
			39.00 CO TX	
			.50 PRFEE	
			9.00 MOREC	
			CHECK	48.50-
7076A	10/09/79	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 5 6 5 1 7

T
IDENTIF. REFERENCE

OCT 9 10 26 AM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 717220