BOOK 3844 PAGE 122

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
Map 73-7 Par. 83 m.o.	Carlene Varner 2718 Donna Hill Drive Donelson, Tennessee	Advance Mortgage Corporation First National Building Detroit, Michigan,48226
FIELD BOOK NUMBER(S) 15D-24390	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) same	LOAN OR ACCOUNT NO. 20-17-03084 PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

EARL AYERS and wife, WILMA AYERS,
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto [illegible] WILMA CARLENE VARNER, for her sole and separate use,
hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 348 on the Plan of Sunset View, Section VI, as of record in Book 2900, pages 54 and 55.

Said Lot No. 348 fronts 105 feet on the westerly side of Donna Hill Drive and runs back 253.1 feet on the southerly line and 251.3 feet on the northerly line to a dead line in the rear measuring 166.55 feet thereon.

Being part of the property conveyed to Earl Ayers and wife, Wilma Ayers, by deed from Mercer Realty Co., Inc., of record in Book 3281, page 354.

This conveyance is made subject to restrictions of record in Book 2995, page 413.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 18th day of December, 1964

Wilma Ayers

Earl Ayers

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, William H. Mercer, a Notary Public in and for the State and County aforesaid, personally appeared the within named Earl Ayers and wife, Wilma Ayers,

the 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, the 18th day of December, 1964.

My commission expires: February 9, 1966

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

STATE TAX $ 23.93
PROBATE .50
TOTAL $ 24.43

My commission expires:

Notary DEC 21 1964

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN. CT
PAID DEC 21 1964

WARRANTY DEED
REF: cr

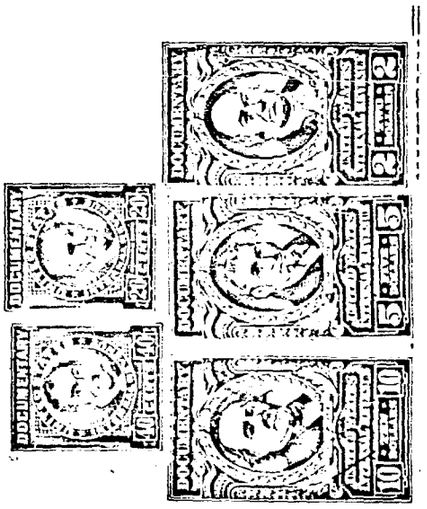
FROM
EARL AYERS and wife,

TO
CARLENE VARNER,

62611

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 21 11 17 AM '64
BOOK 110 PAGE 603
RECORDING FEE 2.00
DEP. REG. _____



REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

MERCER REALTY CO., INC.
Realtors — 310 3rd Ave., No.
Nashville 3, Tenn. Phone 254-8721

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires:

Notary Public