This instrument prepared by:
Joe K. Walker, Attorney at Law
208 Dedham, Nashville 14, Tenn.

WARRANTY DEED THIS FORM PURCHASED FROM BOOK 4054 PAGE 727

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Wayne C. Garner, and wife Ruby L. Garner (NAME)	Kimbrough-Kavanaugh & Associates (NAME)	3D
2877 Lyncrest Drive (STREET ADDRESS OR ROUTE NUMBER)	416 Union Street (STREET ADDRESS)	Map 96-13
Nashville 14, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville 3, Tennessee (CITY) (ZONE) (STATE)	Par. 124

For and in consideration of the sum of - - - - - - - - $10.00 - - - - - - - - - -

- - - - - - - - - TEN AND NO/100 - - - - - - - - - - - - - - - - **DOLLARS**

Cash in hand paid by the grantees hereinafter named, and other good and valuable considerations, receipt of which is hereby acknowledged and for futher consideration the grantees assume and agree to pay the balance of a First Deed of Trust, of record in Book 3017, page 205, Register's Office for Davidson County Tennessee, payable to Kimprough-Phillips Company, Nashville, Tennessee.

I, Mildred Ruth South, a Widow

have bargained and sold, and by these presents do transfer and convey unto the said

Wayne C. Garner, and wife Ruby L. Garner

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

Being Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Twin Lawn Subdivision, Section 2, of record in Book 2854, page 44, Register's Office for said County.

Said Lot No. 8 fronts 120 feet on the southerly side of Lyncrest Drive and runs back between lines measuring 182.9 feet on the westerly line and 180.2 feet on the easterly line to a dead line in the rear on which it measures 118.1 feet.

Being the same property conveyed to Jesse S. South and wife, Mildred Ruth South, by deed from Charles A. Wheeler, Jr. and wife, Alice Thorne Wheeler, as of record in Book 2997, page 346, Register's Office for said county.

This instrument is executed by Mildred Ruth South, widow of Jesse S. South, who died in Davidson County, Tennessee, on June 6, 1966.

It is epressly agreed and understood that all rights, title, and interest in and to the Escrow is hereby transferred to said grantees.

This is unimproved ( ) improved (X) property, known as 2877 (House Number) Lyncrest Drive (Street) P. O. Address: Nashville, Tenn. 14 (City or Town) (Postal Zone)

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. Wherever 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 My **hand** **this** 8 **day of** September, **19**66

/s/ Mildred Ruth South

STATE OF TENNESSEE
Davidson County

BOOK 4054 PAGE 728

Personally appeared before me, Martha Heyfield, a Notary Public in and for said County and State, the within named Davidson Wrath South

the bargainor, with whom I am personally acquainted, and who acknowledged that She executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 8 day of Sept 1966.

Commission expires My Commission Expires Jan. 31, 1967

Martha Heyfield
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
MILDRED RUTH SOUTH

TO
WAYNE C. GARNER AND WIFE
RUBY L. GARNER

42817

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 9 8 59 AM '66
NOTE BOOK 114 PAGE 803
RECORDING FEE $ 2.00
DEP. REG. _____

DOCUMENTARY TAX STAMPS INTERNAL REVENUE 2.20

Attorneys Title Co
Title Guarantee
NASHVILLE, TENN

STATE TAX $ 2.20
PROBATE .50
TOTAL $ 2.70

SEP 9 1966

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID SEP 9 - 1966