TENNESSEE TITLE COMPANY

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Mr. & Mrs. Marne S. Matherne (NAME) | Guaranty Mortgage Company (NAME) | 2D-54000 |
| 2644 Somerset Drive (STREET ADDRESS OR ROUTE NUMBER) | 316 Union Street (STREET ADDRESS) BOOK 4231 | PAGE 180 |
| Nashville, Tennessee (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | |

This instrument prepared by Ralph Stevens, Route 2, Old Smyrna Road, Brentwood, Tennessee

For and in consideration of the sum of Ten and no/100---------- ($10.00)---------- DOLLARS cash in hand paid by Marne S. Matherne and wife, Nancy H. Matherne

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, Ralph Stevens Construction Company, Inc., a Tennessee Corporation with its principal office and place of business at Brentwood, Tennessee,

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their 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 No. 324 on the Plan of Edge O Lake Estates, Section 9, as of record in Book 3700, page 131, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the westerly margin of Sailboat Drive at the common dividing line between said Lot No. 324 and the D. A. Wright property; thence westerly along said dividing line 86.92 feet to a point; thence southerly along the dividing line between Lots Nos. 324 and 325 on said Plan 108.01 feet to the point in the northerly margin of Somerset Drive; thence easterly along the northerly margin of said Somerset Drive 106.38 feet to the beginning of a curve; thence around said curve a distance of 40.28 feet to a point in the westerly margin of Sailboat Drive; thence northerly along the westerly margin of said Sailboat Drive 99.47 feet to the point of beginning.

Being part of the same property conveyed to Ralph Stevens Construction Company, Inc., by deed from Houston T. Ezell and Charles D. Whorley, of record in Book 4164, page 872, Register's Office for Davidson County, Tennessee.

This is improved (X) property, known as 2644 (House Number) Somerset Drive, (Street) Nashville, (P. O. Address:) Tennessee (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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 24th day of April, 19 68.

Ralph Stevens Construction Company, Inc.

Attest: _____ By: Ralph Stevens

Ralph Stevens, President

STATE OF TENNESSEE
DAVIDSON COUNTY

Before me, A. M. Tenison, a Notary Public within and for the State and County aforesaid, personally appeared Ralph Stevens with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President of the Ralph Stevens Construction Company, Inc. the within named bargainor, a corporation, and that (he) as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Ralph Stevens as such President.

Witness my hand and official seal at office at Nashville, Tennessee on this the 24th day of April, 19 68.

My commission expires February 16, 1969

A. M. Tenison
Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

GUARANTY MORTGAGE CO. OF NASHVILLE
From

Ralph Stevens Construction Company, Inc.

To

Marne S. Matherne and wife, Nancy H. Matherne

REGISTER STAMP BELOW

$23,950.00

24th April 68

A. M. Tenison, Notary Public
Comm. Expires: February 16, 1969

PUT REVENUE STAMPS HERE:

GUARANTY MORTGAGE CO. OF NASHVILLE

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION

FORM NO. 1003 - HEREBY

BOOK 4231 PAGE 181

STATE TAX $ 62.14
PROBATE .50
TOTAL $ 62.64

APR 30 1968

FELIX Z. WILSON, II
COUNTY REGISTER
DAVIDSON COUNTY, TENN.

14411

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 30 9 13 AM 657

PAGE 118

RECORDING FEE $ 3.00

DEP. REG. B