This instrument was prepared by [illegible]
Warfield, Entrekin & Jones, Third National Bank Bldg., Nashville, Tenn.

WARRANTY DEED

BOOK 4238 PAGE 951

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROGER A. ELLERBE et ux (NAME)	First & Mid-South Mtg. Co. (NAME)	Map 96-15
3207 Jonesboro Drive (STREET ADDRESS OR ROUTE NUMBER)	410 Union Street (STREET ADDRESS)	Pac. 80
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Part

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00)---------- Dollars, cash in hand paid by Roger A. Ellerbe and wife, Emma Jean B. Ellerbe and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

THURMAN HOME BUILDING CORPORATION, has ~~xx~~ this day bargained and sold, and do hereby transfer and convey unto the said Roger A. Ellerbe and wife, Emma Jean B. Ellerbe, their ~~xxxxxxx~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 67, Hickory Bend, Section 3 as of record in Book 3600, page 42, and resubdivided in Book 4060, page 77, Register's Office for Davidson County, Tennessee.

SAID Lot No. 67 fronts 95 feet along curving southwesterly side of Jonesboro Drive and runs back 120.86 feet on the northwesterly line and 116.30 feet on the southeasterly line to a line at the rear measuring 59.4 feet thereon.

BEING part of the same property conveyed to Thurman Home Building Corporation by deed from Waterfalls Developers, Inc., of record in Book 4188, page 893, Register's Office for Davidson County, Tennessee.

CONVEYANCE of this property is made subject to restrictions of record in Book 3642, page 478, Register's Office for Davidson County, Tennessee with particular reference to No. 17, and the Plan of record in Book 4060, page 77, said Register's Office, shows an Owner's Certificate, a 30-foot minimum building setback line from Jonesboro Drive and a 10-foot easement for public utility and drainage purposes along the rear line of said lot and an easement for overhang across the front of said lot.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 17,150.00

Subscribed and sworn to before me, this the 24th day of May 19 68

Affiant Roger A Ellerbe

My commission expires: May 3 1970 (Affix Seal)

Notary Public [illegible]

This is unimproved ( ) improved ( ) property, known as 3207 Jonesboro Drive (House Number) (Street) Nashville P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Roger A. Ellerbe and wife, Emma Jean B. Ellerbe, their ~~xxxxxxx~~ heirs and assigns forever. It does covenant that it is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for current taxes and as noted above.

It further covenant and bind Itself, its successors ~~xxx~~ and representatives, to warrant and forever defend the title to said real estate to said Roger A. Ellerbe and wife, Emma Jean B. Ellerbe, their ~~xxxxxx~~ heirs and assigns, against the lawful claims of all persons.

Witness my hand this 24th day of May, 19 68 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

THURMAN HOME BUILDING CORPORATION

BY: Willie K. Davis, Executive Vice-President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* .....

the within named 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 TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* Willie K. Davis, *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Executive Vice-President *of the* Thurman Home Building Corporation, *the within named bargainor, a corporation, and that* he *as such* Executive Vice-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* Executive Vice-President.

Witness my hand and seal, at office in Nashville, Tennessee *this* 24th *day of* May, *19* 68.

Clyde P. Holland *Notary Public*

Commission expires May 3, 1970

17899

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

MAY 29 10 15 AM '68

NOTE BOOK 118 PAGE 816

RECORDING FEE $ 3.00

DEP. REG. B

STATE TAX $ 44.46
PROBATE .50
TOTAL $ 44.96

MAY 29 1968

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

WARRANTY DEED

FROM
THURMAN HOME BUILDING CORPORATION
TO
ROGER A. ELLERBE et ux

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Warfield, Estes & Lowe
19th Floor
3rd National Bank Bldg.

37719