This instrument prepared by John G. Doak, Attorney. Law firm of Warfield, Entrekin & Jones, Third National Bank Building, Nashville, Tennessee 37219

WARRANTY DEED

BOOK 4353 PAGE 191

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Douglas M. Turner, et ux (NAME)	Guaranty Mortgage Company (NAME)	Map 120-5
407 Glenpark Drive (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Par. 168
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND NO/100----------

----------($10.00)---------- *Dollars,*

Cash in hand paid by Douglas M. Turner and wife, Glenda Sue Turner, and other good and valuable considerations, the receipt of all of which is hereby acknowledged and the agreement by Douglas M. Turner and wife, Glenda Sue Turner, to assume and agree to pay the unpaid balance of a loan in the original principal amount of $16,800.00, of record in Book 3870, page 434, Register's Office for Davidson County, Tennessee,

We, Kenneth D. Matthews and wife, Norma M. Matthews

have this day bargained and sold, and do hereby transfer and convey unto the said

Douglas M. Turner and wife, Glenda Sue Turner, their

~~XXXXXXX~~ *heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 5C4 on the Plan of Glengarry Park, Section 5-C, of record in Book 3500, page 54, Register's Office for said County.

Said Lot No. 5C4 fronts 80 feet on the northwesterly side of Glenpark Drive and extends back 176 feet on the northeasterly line and 183.7 feet on the southwesterly line to a dead line in the rear on which it measures 80.4 feet.

Being the same property conveyed to Kenneth D. Matthews and wife, Norma M. Matthews, by deed from Atlas Construction Company, of record in Book 3870, page 433, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easements and setback lines that are applicable to the above described property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,500.00

Subscribed and sworn to before me, this the 10 day of July 19 69.

Affiant

My commission expires: 22 Jun 69 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 407 Glenpark Drive (House Number) (Street) Nashville, Tennessee 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

Douglas M. Turner and wife, Glenda Sue Turner, their

~~XXXXXXX~~

heirs and assigns forever. We *covenant that* we are *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.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Douglas M. Turner and wife, Glenda Sue Turner, their

~~XXXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 10th *day of* July, 19 69 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Kenneth D. Matthews

Norma M. Matthews

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Kenneth D. Matthews and wife, Norma M. Matthews

*the within named 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 10 *day of* July, *19* 69

Jack H Cook
Notary Public

Commission expires 22 July 69

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

Witness my hand and seal, at office in .....
this ..... *day of* ....., *19* .....

Notary Public

Commission expires .....

JUL 28 69 CONV 19,500.00
JUL 28 69 S'TAX A* 50.70
JUL 28 69 PR'FEE A* .50
JUL 28 69 W'DEED A* 3.00 * 54.20

WARRANTY DEED

FROM
Kenneth D. Matthews, et ux

TO
Douglas M. Turner, et ux

A 48815

IDENTIF. REFERENCE

JUL 28 11 09 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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

Please Return To:
Warfield, Eskridge & Jones
Third National Bank Bldg.
Nashville, Tennessee 37219