THIS INSTRUMENT WAS PREPARED BY-- James H. Hill, Atty., 626 Gallatin Rd., Madison, Tennessee

WARRANTY DEED

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ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Patrick Keairnes et ux, Iris Hope Keairnes (NAME)	SAME (NAME)	Map 52-3
606 Larkin Springs Road (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	Par. 116
Madison, Tennessee (CITY) (P. O. ZONE) (STATE)	SAME (CITY) (ZONE) (STATE)	no

For and in Consideration of the sum of Ten ($10.00) and no/100 ---------- *DOLLARS*

Cash in hand paid, and for other good and valuable considerations, the receipt of which is hereby acknowledged, Therefore, We, Phillis Marie Savage Harris et vir, Eugene C. Harris; Roy Lee Savage, unmarried; Juanita Wanda Savage Talmadge et vir, Henry E. Talmadge; Mavis G. Savage Sutherland et vir, Walter S. Sutherland, the surviving heirs of Nona Ewers Savage, deceased, hereinafter called the grantors, *have bargained and sold, and by these presents do transfer and convey unto the said* Robert Patrich Keairnes et ux, Iris Hope Savage Keairnes, the grantees, and their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot 24 of Block "A" on the Unrecorded plan of Homeacres as shown on the Plan of Blanchard and Parrish, Civil Engineers, dated October 26, 1939.

Said Lot 24 fronts 122 feet on the westerly side of Larkin Springs Road and runs back between lines 351.3 feet on the northerly line and 347.3 ft. on the southerly line to the center of an easement reserved for public utilities on which it measures 122 feet, the northeast corner of said Lot being 253 feet South of the southwest intersection of Larkin Springs Road and Sanitarium Drive.

Being the same property as conveyed from Phillip Savage by Warranty Deed to Nona Ewers Savage, as her sole and separate estate and of record in Book 2346, page 521, R. O. D. C., Tennessee; and being the same property as conveyed to Phillip Savage et ux, Nona Savage from Kenneth W. Tilghman by deed as of record in Book 1341, page 249, R. O. D. C., Tennessee. (The said Nona Ewers Savage having since died)

This is unimproved ( ) improved ( ) property, known as 606 Larking Spring Road, Madison, Tennessee 37115
(House Number) (Street) P. O. Address: (City or Town)

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, and 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.*

And we, the grantors *do further covenant and bind* ourselves, and our *heirs and representatives, to warrant and forever defend the title to the said land to the said* grantees, and their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our hands this 18th day of July, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Phyllis Marie Savage Harris
Eugene C. Harris
Roy Lee Savage
Juanita Wanda Savage Talmadge
Henry E. Talmadge
Mavis G. Savage Sutherland
Walter S. Sutherland

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Phyllis Marie Savage Harris et vir, Eugene C. Harris; Roy Lee Savage, unmarried; Juanita Wanda Savage Talmadge et vir, Henry B. Talmadge; Mavis G. Savage Sutherland et vir, Walter S. Sutherland. *the within named bargainor* 5, *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 Madison *Tennessee.*
this 18th *day of* July, 19 69

Commission expires Apr 15, 1970 James H. Hill *Notary Public*

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

NOV 19 69 CONV 13,000.00
NOV 19 69 S TAX B* 33.80
NOV 19 69 RECD B* .50
NOV 19 69 M DEED B* 3.00 * 37.30

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 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 .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 13,000.00.

Phyllis Marie Savage Harris
Affiant

Sworn to and subscribed to before me, this the 18th day of July, 1969.

James H. Hill
NOTARY PUBLIC

My commission expires Apr 15, 1970

WARRANTY DEED
FROM
Phyllis Marie Savage Harris, et vir, et al
TO
Robert Patrick Keairnes et ux,
Iris Hope Savage Keairnes

A 60994

IDENTIF. REFERENCE

NOV 19 12 38 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee

Mail to - Mr. & Mrs. Robert Keairnes - 10 Gateway Circle - Ft. Bragg, N.C.