WARRANTY DEED

BOOK 4421 PAGE 267

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert J. Bearden	Murphree Mortgage Co	Map 96-11
(NAME)	(NAME)	
604 Truxton Dr.	1426 Walnut St.	Paf. 121
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn 37214	Philadelphia Pa 19102	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3589, page 357, Register's Office for Davidson County, Tennessee.

We, Donald J. Carnes and wife, Betty L. Carnes,

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

Robert J. Bearden and wife, Joanne Z. Bearden,

their ~~xxxxx~~ (succession), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 52 on the Plan of Hickory Bend Section I, of record in Book 3300, page 38, Register's Office for said County.

Said Lot No. 52 fronts 75 feet on the west side of Truxton Drive and extends back 147.4 feet on the north line and 149.2 feet on the south line to a dead line in the rear on which it measures 75 feet.

Being the same property conveyed to Donald J. Carnes and wife, Betty Lou Carnes, by deed from Hickory Bend Construction Company of record in Book 3569, page 206, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 16.90

Subscribed and sworn to before me, this the 29 day of May, 1970

My commission expires: October 24, 1970 (Affix Seal)

Affiant: Robert J. Bearden

Notary Public: David M. Knight

NOTARY PUBLIC TENNESSEE DAVIDSON

This is improved { } unimproved property, known as ..... (House Number) (Street) 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

Robert J. Bearden and wife, Joanne Z. Bearden, their ~~xxxxx~~ 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Robert J. Bearden and wife, Joanne Z. Bearden, their ~~xxxxx~~ (succession), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 29th day of May, 1970, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Donald J. Carnes

Betty L. Carnes

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, DAVID M. KNIGHT, *a Notary Public in and for said County and State,* Donald J. Carnes and wife, Betty L. Carnes,

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* 29 *day of* May, *19* 70

Commission expires October 24, 1973

David M. Knight
Notary Public

DAVID M. KNIGHT NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

JUN-2 CONV 18,901.18
JUN-2 STAX A* 49.14
JUN-2 PRFEE A* .50
JUN-2 DEED A* 3.00 * 52.64

WARRANTY DEED

FROM
DONALD J. CARNES, ET UX

TO
ROBERT J. BEARDEN, ET UX

A-79189

IDENTIF. REFERENCE

JUN 2 8 40 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

PEDIGO & SAINDON