TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:
Raymond Gary Barnes, ET UX
(NAME)
3867 Saunders Avenue
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee 37216
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO:
Lovell & Malone, Inc.
(NAME)
Parkway Towers
(STREET ADDRESS)
Nashville, Tenn
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
Map 61-10
Par. 1 24
BOOK 4469 PAGE 379

For and in consideration of the sum of $10.00
TEN and no/100---------- DOLLARS

Cash in hand paid by the Grantees herein and other good and valuable considerations, the receipt of which is hereby acknowledged and for the further consideration that the grantees herein assume and agree to pay the remaining unpaid balance of a note executed by Kenneth D. Garner and wife, Peggy W. Garner, to Lovell and Malone, Inc., said principal balance being in the amount of $10,431,23, and said note being secured by a deed of trust of record in Book 3212, page 449, Register's Office for Davidson County, Tennessee.

We, GEORGE E. SCRUGGS AND WIFE, RUBY J. SCRUGGS,
have bargained and sold, and by these presents do transfer and convey unto the said
RAYMOND GARY BARNES AND WIFE, BARBARA FAYE BARNES

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 20 on the Plan of Maplewood Heights Subdivision, as of record in Book 547, pages 77 and 78, Register's Office for said County.
Said Lot No. 20 fronts 100 feet on the easterly side of Saunders Avenue and runs back between parallel lines 300 feet to the westerly margin of the L & N Railroad right-of-way.
Being the same property conveyed to George E. Scruggs and wife, Ruby J. Scruggs, by deed from Kenneth D. Garner and wife, as of record in Book 4277, page 186, said Register's Office.

PREPARED BY
C. H. BRILEY, JR., ATTORNEY
320 UNION STREET
NASHVILLE, TENNESSEE 37219

This is improved (X) unimproved ( ) property, known as 3867 (House Number) Saunders Avenue, (Street) Nashville, Tennessee 37216 (P. O. Address: 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 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs 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.

Witness our hands this 24th day of December, 1970.

GEORGE E. SCRUGGS

RUBY J. SCRUGGS

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, [illegible], a Notary Public in and for said County and State, the within named GEORGE E. SCRUGGS AND WIFE, RUBY J. SCRUGGS, the bargainors, 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 24th day of December, 1970.

Commission expires Feb. 25, 1973 Notary Public

TENNESSEE TITLE COMPANY

Warranty Deed

G-218745

FROM
George E. Scruggs, ET UX

TO
Raymond Gary Barnes, ET UX

The actual consideration for this transfer or value of property (whichever is greater) is $ [illegible]
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 24th day of December, 1970.
My commission expires Feb. 25, 1973

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

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IDENTIF. REFERENCE

Dec 29 4 03 PM '70

REGISTER
DAVIDSON COUNTY, TENN.

[illegible]	CONV				
[illegible] S'TAX		A*	26.00		
[illegible] PR'FEE		A*	.50		
[illegible]	W'DEED	A*	3.00	*	29.50