TENNESSEE TITLE COMPANY

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Mrs. Betty W. Stannard (NAME) | Murphree MortgageCompany (NAME) | GO-5976 |
| 137 Hardaway Drive (STREET ADDRESS OR ROUTE NUMBER) | 226 Third Avenue North (STREET ADDRESS) | BOOK 4469 PAGE 405 |
| Goodlettsville, Tennessee 37075 (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee 37219 (CITY) (ZONE) (STATE) | |

For and in consideration of the sum of ----------($19,950.00)---------- ----------NINETEEN THOUSAND NINE HUNDRED FIFTY AND NO/100---------- DOLLARS cash in hand paid by Betty W. Stannard, unmarried

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, Jones Homes, Inc., a Tennessee corporation,

hereinafter referred to as the GRANTOR has bargained and sold, and by these presents does transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 354 on the Plan of Section II, Gatewood, as of record in Book 3700, pages 144 and 145, Register's Office for said County.

Said lot fronts 75 feet on the westerly side of Hardaway Drive and runs back 188.3 feet on the northerly line and 191.8 feet on the southerly line, to a dead line in the rear on which it measures 75.08 feet.

Being part of the property vested in Jones Homes, Inc., formerly Jones Lumber Company, Incorporated, by deed from Gatewood Development Company, Inc., as of record in Book 4194, page 187, said Register's Office.

This conveyance is made subject to restrictions of record in 4178, page 488, Register's Office for Davidson County, Tennessee, and the Plan of record in Book 3700, pages 144 and 145, which shows an Owner's Certificate, certain easements and set-back lines.

This is unimproved ( ) improved (X) property, known as 137 Hardaway Drive, Goodlettsville, Tennessee 37072 (House Number) (Street) (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 it does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And it does further covenant and bind itself, its successors 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.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed by its duly authorized officers on this the 18th day of December 1970

Attest: Harlan Martin Secretary

JONES HOMES, INC. By: R. E. Ellis Vice President

Prepared by Harlan Martin, Atty. At Law Box 676 Hendersonville, Tenn.

STATE OF TENNESSEE ~~DAVIDSON~~ COUNTY Sumner

Before me, Elizabeth N. Thomson, a Notary Public within and for the State and County aforesaid, personally appeared R. E. Ellis and Harlan Martin with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the Vice President and Secretary respectively of the Jones Homes, Inc., the within named bargainor, a corporation, and that (they) (he) as such Vice President and Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said R. E. Ellis as such Vice President & Secretary, and attesting the same by the said Harlan Martin as such Secretary.

Witness my hand and official seal at office at Hendersonville, Tennessee on this the 18th day of December, 1970.

My commission expires November 13, 1974

Elizabeth N. Thomson Notary Public.

TENNESSEE TITLE COMPANY

Corporate Warranty Deed

FROM JONES HOMES, INC.

To BETTY W. STANNARD, UNMARRIED

REGISTER STAMP BELOW

Published by TENNESSEE TITLE COMPANY NASHVILLE, TENNESSEE Zone Office LAWYERS TITLE INSURANCE CORPORATION FORM NO. 1003 - MESSEY

COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $19,950.00 which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Betty W. Stannard Affiant

Subscribed and sworn to before me this the 18th day of December 1970.

Elizabeth N. Thomson Notary Public or Register

My Commission Expires Nov. 13, 1974

PUT CONSIDERATION HERE

COURT CLERK'S STAMP

STATE OF TENNESSEE

Sworn to

BOOK 4469 PAGE 406

B 0 0 5 0 8

IDENTIF. REFERENCE

DEC 30 8 32 AM '70

FELIX [illegible] R. IT REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| DEC 30 | CONV | 19,950.00 | | | |
| DEC 30 | S'TAX | | A* | 51.74 | |
| DEC 30 | PR'FEE | | A* | .50 | |
| DEC 30 | W'DEED | | A* | 3.00 | * 55.24 |