WARRANTY DEED

BOOK 4472 PAGE 939

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Lucille G. Peters (NAME)	Guaranty Mortgage Company (NAME)	60-19615
537 Elysian Fields Rd., (STREET ADDRESS OR ROUTE NUMBER)	Capitol Hill Bldg., (STREET ADDRESS)	Map 133-13
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par. 61

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 4263, page 343, and re-recorded in Book 4268, page 934, Register's Office for Davidson County, Tennessee.

We, Larry R. Trotman and wife, Carole T. Trotman,

have this day bargained and sold, and do hereby transfer and convey unto the said Lucille G. Peters, her

~~successors~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 91 on the Map of Abbay Hall Subdivision, as of record in Book 2331, page 18, Register's Office for Davidson County, Tennessee.

Said Lot No. 91 begins at a point in the southerly margin of Trousdale Drive, formerly Elysian Fields Road, the common front corner of Lots Nos. 91 and 92; thence southerly 145 feet to a point, the common rear corner of Lots Nos. 91 and 92; thence easterly 173.6 feet to a point in the westerly margin of Danby Drive; thence northerly along said drive 124 feet to a point, the beginning of a curve; thence 39.4 feet around said curve, having a radius of 25 feet, to a point in the southerly margin of Trousdale Drive; thence westerly along said drive 149.3 feet to the point of beginning.

Being the same property conveyed to Larry R. Trotman and wife, Carole T. Trotman, by deed from John T. Kidd and wife, Norma Jean Kidd, of record in Book 4263, page 341, 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 $ 19,897.16

Subscribed and sworn to before me, this the 8 day of January 1971

Affiant

My commission expires: 7-12-74 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) 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 Lucille G. Peters, her ~~successors~~ 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 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 Lucille G. Peters, her ~~successors~~ heirs and assigns, against the lawful claims of all persons.

Witness our hand this 8th day of January, 1971, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Larry R. Trotman

Carole T. Trotman

This Instrument Was Prepared By

Phillip Saindon

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nellie T. Weimar, *a Notary Public in and for said County and State,* Larry R. Trotman and wife, Carole T. Trotman,

*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 8th *day of* January, *19* 71

Nellie T. Weimar *Notary Public*

NELLIE T. WEIMAR NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 5/7/74

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 .....

OAKES AND SMITH
REALTY CO., INC.

WARRANTY DEED

FROM

LARRY R. TROTMAN, ET UX

TO

LUCILLE G. PETERS

537 Edgefield Rd.

JAN 12 75 CONV 19,897.16
JAN 12 75 S'TAX A* 51.74
JAN 12 75 PR'FEE A* .50
JAN 12 75 W'DEED A* 3.00 * 55.24

B 01566

IDENTIF. REFERENCE

JAN 12 8 48 AM '71

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