BOOK 4516 PAGE 590

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Steve W. Pedigo	Guaranty Mortgage Co	Map 95-2
245 Barker Road (STREET ADDRESS OR ROUTE NUMBER)	311 7th Ave. North (STREET ADDRESS)	Par. 67
Nashville Tenn (CITY) (P. O. ZONE) (STATE)	Nashville Tenn. (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 2420, page 81, Register's Office for Davidson County, Tennessee.

We, Dewey W. Pedigo and wife, Daisie Pedigo

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

Steve W. Pedigo and wife, Elaine Pedigo

their [redacted] heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 31 on the Map of Walnut Grove Subdivision, as of record in Book 2133, page 87, Register's Office for Davidson County, Tennessee.

Said Lot No. 31 fronts 76 feet on the easterly side of Barker Road and runs back 157 feet on the north line and 158 feet on the south line to a dead line, measuring 76 feet thereon.

Being the same property conveyed to Dewey W. Pedigo and wife, Daisie Pedigo by deed from Carson F. Harris and wife, Hazel Baggett Harris of record in Book _____, page _____, 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 $ 12960.00

Subscribed and sworn to before me, this the 2nd day of July 1971

Affiant Dewey W. Pedigo

My commission expires: 2-1-75 (Affix Seal)

Notary Public Daisie Pedigo

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 Steve W. Pedigo and wife, Elaine Pedigo their [redacted] 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 Steve W. Pedigo and wife, Elaine Pedigo, their [redacted] heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 1st day of July, 1971, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Dewey W. Pedigo

Daisie J. Pedigo

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Pedigo

Stahlman Building: Nashville, Tenn

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Dewey Allen Pedigo, *a Notary Public in and for said County and State,* Dewey W. Pedigo and wife, Daisie Pedigo

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* 1st *day of* July, *19* 71

Dewey Allen Pedigo *Notary Public*

Commission expires 2-1-75

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 .....

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WARRANTY DEED

FROM

DEWEY W. PEDIGO, ET UX

TO

STEVE W. PEDIGO, ET UX

B 2 1 3 9 1

IDENTIF. REFERENCE

JUL 29 31 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUL-29 CONV 12,900.00
JUL-29 S TAX A* 33.54
JUL-29 RECFEE A* .50
JUL-29 MTGTAX A* 4.00 * 38.04

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

PEDIGO & SAINDON