WARRANTY DEED

BOOK 4535 PAGE 787

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Richard J. Edwards et ux, Sharon R. Edwards	Dobson and Johnson, Inc	Map 115-13
(NAME)	(NAME)	
6717 Rodney Court	1109 J. C. Bradford Building	Par. 38
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee 37219	
(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 consideration, the receipt of which is hereby acknowledged and the assumption of a first mortgage Deed of Trust payable to Dobson and Johnson, Inc. of record in Book 4488, page 969, Register's Office for Davidson County, Tennessee. We

LARRY W. GABARDI and wife, SHEILA GABARDI

have this day bargained and sold, and do hereby transfer and convey unto the said RICHARD J. EDWARDS and wife, SHARON R. EDWARDS

their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 176 on the Plan of West Meade Hills Subdivision, Section 8, of record in Book 3600, pages 61 and 62, Register's Office for said County.

Said Lot No. 176 fronts 140.0 feet on the northwesterly margin of Rodney Court and runs back between lines measuring 300.28 feet on the northwesterly line and 254.55 feet on the southwesterly line to a dead line measuring 147.4 feet thereon.

Being the same property conveyed to Larry W. Gabardi and wife, Sheila Gabardi, by deed from Arthur M. Pryor and wife, Joyce S. Pryor of record in Book 4488, page 967, Register's Office for Davidson County, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $38,500.00

Subscribed and sworn to before me, this the 7 day of Sept 19

Affiant Richard J. Edwards

My commission expires: 4-30-73 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 6717 Rodney Court (House Number) (Street) Nashville, 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 RICHARD J. EDWARDS and wife, SHARON R. EDWARDS their *(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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* RICHARD J. EDWARDS and wife, SHARON R. EDWARDS their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 3rd *day of* Sept, 19 73 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Larry W. Gabardi
LARRY W. GABARDI

Sheila Gabardi
SHEILA GABARDI

This instrument prepared by: Gail P. Pigg, Attorney
916 J. C. Bradford Building
Nashville, Tennessee 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ann Johnson, *a Notary Public in and for said County and State,* Larry W. Gabardi and wife, Sheila Gabardi

the within named 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* 3rd *day of* Sept., *19*71.

Mary Ann Johnson *Notary Public*

Commission expires 2-12-74

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 .....

SEP 10 75 CONV 38,500.00
SEP 10 75 S'TAX A* 100.10
SEP 10 75 PR'FEE A* .50
SEP 10 75 W'DEED A* 4.00 * 104.60

WARRANTY DEED

FROM

LARRY W. GABARDI, et ux

TO

RICHARD J. EDWARDS, et ux

B 3 0 0 4 4

IDENTIF. REFERENCE

SEP 10 11 18 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

File: Gail Pigg, Attorney
916 J. C. Bradford Bldg.
Nashville, Tennessee