BOOK 4555 PAGE 541

Form No. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$23,000.00 Preston Perkerson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 19th DAY OF November, 1971

Notary Public W. K. Georgas, Jr.

MY COMMISSION EXPIRES: 5/10/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Edward Seddon, Attorney — 480 James Robertson Pkwy. Nashville, Tennessee 37219
NAME — ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Preston R. Perkerson (NAME)	Mortgage Associates, Inc. (NAME)	8D-75130
110 Keyway Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	130-1
Nashville, Tenn. 37205 (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	17

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Thomas R. Scales et ux Beverly Sue Scales

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Preston R. Perkerson et ux Andrea Perkerson

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 61 on the Plan of West Meade Farms, Section 3, as of record in Book 1835, Page 4, Register's Office for said County.

BEGINNING on the northeasterly margin of Keyway Drive at the corner of Lots Nos. 60 and 61; thence with said Drive, northwestwardly 104 feet to the corner of Lots Nos. 61 and 62; thence with the line between said two lots, northeastwardly 160.1 feet to the southwesterly line of Lot No. 55; thence with said line, southeastwardly 45 feet to the southwesterly corner of Lot No. 56; thence with the line between Lots Nos. 56 and 61, southeastwardly 84 feet to the corner of Lots Nos. 60 and 61; thence with the line between said two lots, southwestwardly 151.9 feet to the beginning.

BEING the same property conveyed to Thomas R. Scales et ux Beverly Sue Scales by deed from Lois Overbey Sain of record in Book 3807, Page 54, Register's Office, Davidson County, Tennessee.

THIS conveyance is subject to the restrictive covenants of record in Book 1851, Page 258, said Register's Office.

This is {unimproved / improved} {x} property, known as 110 Keyway Drive, Nashville, Tennessee 37205
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 19th day of November, 1971

Thomas R Scales
Thomas R. Scales

Beverly Sue Scales
Beverly Sue Scales

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, W. K. Georgas, Jr., a Notary Public in and for said County and State, the within named Thomas R. Scales et ux Beverly Sue Scales

the 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 19th day of November 19 71

Commission expires 5/10/75

W. K. Georgas, Jr.
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who (his oath) (himself) upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such (they) _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 _____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

THOMAS R. SCALES ET UX

BEVERLY SUE SCALES

TO

PRESTON R. PERKERSON ET UX

ANDREA PERKERSON

B 38881

IDENTIF. REFERENCE

NOV 23 11 53 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

NOV23 CONV 23,000.00

NOV23 STAX A* 59.80

NOV23 PRFEE A* .50

NOV23 WDEED A* 4.00 * 64.30

Edward Seddon
Attorney-at-Law
480 James Robertson Parkway
Nashville, Tennessee 37219