(This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tenn.)

WARRANTY DEED

BOOK 4564 PAGE 119

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Earl E. Scruggs et ux	(same)	27W2480
(NAME) 201 Donna Drive	(NAME)	Map 83-1
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tenn. 37115	(STREET ADDRESS)	Par 222
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ---------- ($10.00) *Dollars,*

cash in hand paid by the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, WILLIAM H. HOWELL, TRUSTEE, hereinafter called the grantor,

have this day bargained and sold, and do hereby transfer and convey unto the EARL E. SCRUGGS AND WIFE, LOUISE C. SCRUGGS, herein called the grantees, their ~~XXXXXX~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Joe Corley Subdivision of record in Book 4060, page 164, a resubdivision of Lot No. 1 on the map of J. G. Grissim's Grand Avenue Addition, as of record in Book 974, page 35, Register's Office for said County, described as follows:

Beginning at a point on the westerly side of Gallatin Road (U.S. 31-E), said point being the common front corner of Lots Nos. 2 and 3; thence along the said margin of said road south 17° 00' west 100 feet to a concrete monument; thence north 82° 52' west 191.10 feet to a point; thence north 16° 51' east 100 feet to a point, said point being the common rear corners of Lots 2 and 3; thence along the dividing line between said lots, south 82° 51' east 191.35 feet to a point in the westerly margin of Gallatin Road (U.S. 31-E) the point of beginning.

Being the same property conveyed to William H. Howell, Trustee, with full power to sell, mortgage, convey or otherwise encumber without the joinder of any beneficiary, by deed from Roy Acuff's Cannonball Kitchens, Inc., of record in Book 4544, page 471, 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 $ ~~62,500.00~~

Subscribed and sworn to before me, this the 20th day of December 1971

Affiant Louise C. Scruggs

My commission expires: 5/7/74 (Affix Seal)

Notary Public James A. Lesemann

This is unimproved ( ) improved (X) property, known as Gallatin Road, Nashville, Tennessee (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 grantees, their ~~XXXXXX~~, *heirs and assigns forever.* I *covenant that* I am *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 stated herein.

I *further covenant and bind* myself, my successors and assigns, ~~XXXXXXXXXX~~, *to warrant and forever defend the title to said real estate to said* grantees, their ~~XXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 20 *day of* December, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William H. Howell, Trustee
(William H. Howell)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* William H. Howell, Trustee,

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison, Tennessee. *this* 22 *day of* December, *19* 71

Mrs. William H. Parker
Notary Public

Commission expires 12-17-74

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 .....

DEC28 CONV 62,500.00
DEC28 S'TAX A* 162.50
DEC28 PR'FEE A* .50
DEC28 M'DEED A* 4.00 * 167.00

WARRANTY DEED

FROM

WILLIAM H. HOWELL, TRUSTEE

TO

EARL E. SCRUGGS ET UX

B 4 2 6 1 9

IDENTIF. REFERENCE

DEC 28 11 19 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

Mail to: E.E.Scruggs
201 Donna Dr.,
Madison, Tenn. 37115