Form No. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$18,100.00 Russell G. Scales
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF July 1972

Patsy A. Ruth
Notary Public

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
Russel G. Scales (NAME)	Thomas & Hill, Inc (NAME)	
228 Joann Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1833 (STREET ADDRESS)	162-6
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	Charleston, West Va. 25327 (CITY) (STATE) (ZIP)	13E Pt

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, Gardner Construction Co. Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Russell G. Scales et ux Patricia G. Scales

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:

Being Lot No. 94 on the plan of Fair Oaks Subdivision, Section 2 as of record in Plat Book 4460, page 52, Register's Office, Davidson County, Tennessee.

Said Lot No. 94 fronts 37.31 feet on the easterly margin of Joann Court, and runs back 133.29 feet on the south sideline, and 146.76 feet on the north sideline, and measures 139.20 feet across the rear lot line.

Being part of the same property conveyed to Gardner Construction Co., Inc, by Deed from Jones Enterprises, Inc., of record in Book 4561, page 895, Said Register's Office.'

This conveyance is subject to restrictive covenants of record in Book 4556, page 718, Said Register's Office.

This is ( ) unimproved (X) improved property, known as 228 Joann Court (House Number) (Street) Nashville (P. O. Address) (City or Town) 37211 (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 my hand this 11th day of July, 1972

Robert Ray Gardner
Robert Ray Gardner, President
Gardner Construction Co., Inc.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, ______________________________, a Notary Public in and for said County and State, the within named ______________________________

____

the bargainor____, with whom I am personally acquainted, and who acknowledged that ______ executed the within instrument for the purposes therein contained. Witness my hand and official seal at ______________, Tennessee, this ______ day of ______________ 19______

Commission expires ______________ ______________ Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Robert Ray Gardner XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX with whom I am personally acquainted and who upon (his oath) XXXXXXXXXXX acknowledged (himself) XXXXXXX to be the President and ______________ respectively of the Gardner Construction Co., Inc. the within named bargainor, and corporation, and that (he) as such President XXXX XXXXXXXXXXXXXXXXXXXXXXXXXXXX being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Robert Ray Gardner as such President, XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX XXXXXXXXXXXXXXXXXXXXXXX

Witness my hand and official seal at office at Nashville on this the 11th day of July, 1972

My commission expires 5-10-75

Patsy A. Rath (signature)
Notary Public
Patsy A. Rath

WARRANTY DEED

FROM

Gardner Construction Co., Inc.

TO

Russell G. Scales
Patricia G. Scales

B 6 8 9 2 0

IDENTIF. REFERENCE

JUL 26 10 30 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

JUL26 72	CONV	18,100.00		
JUL26 72	S'TAX		A* 47.06	
JUL26 72	PRFEE		A* .50	
JUL26 72	WDEED		A* 4.00	* 51.56