This instrument was prepared by:
CARL H. OLDHAM
ATTORNEY AT LAW
Hendersonville, Tenn. 37075

BOOK 4653 PAGE 215

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES HAROLD ROBERSON	Guaranty Mortgage Co.	042-07-004000
(NAME:) 711 Graycroft Avenue	(NAME:) 316 Union Street	11 D 36005
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee	(STREET ADDRESS) Nashville, Tennessee	
(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, the receipt of which is hereby acknowledged and other good and valuable considerations, including the assumption of the unpaid balance of a first mortgage deed of trust of record in Book 3840, page 965, Register's Office for Davidson County, Tennessee, which the hereinafter named grantees agree to assume and promise to pay according to the terms thereof.

WE, FRANKLIN D. REEVES AND WIFE, ELLEN REEVES *have bargained and sold, and by these presents do transfer and convey unto the said* JAMES HAROLD ROBERSON AND WIFE, GENEVA M. ROBERSON, as tenants by the entirety, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 42 in the Morning View Subdivision, Section Two, of record in Book 2133, page 99, Register's Office for said County.

Said Lot No. 42 fronts 125 feet on the westerly side of Graycroft Avenue and runs back 333.32 feet on the south line and 303.18 feet on the north line to a line in the rear on which it measures 128.59 feet.

BEING the same property conveyed to Franklin D. Reeves and wife, Ellen Reeves by deed from Joe Benjamin Brevard and wife, Ella Mai Brevard as of record in Deed Book 4168, page 290, Register's Office for Davidson County, Tennessee.

NOV-82	CONV	50,000.00			
NOV-82	S'TAX		A*	130.00	
NOV-82	PR'FEE		A*	.50	
NOV-82	W'DEED		A*	4.00	* 134.50

This is unimproved ( ) improved (X) property, known as 711 Graycroft Avenue, Madison, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

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.* except as herein provided.

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.*

Witness our *hand* s *this* 27th *day of* October, *19* 72 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Franklin D. Reeves
(FRANKLIN D. REEVES)

Ellen Reeves
(ELLEN REEVES)

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STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ SUMNER }

Personally appeared before me, I. J. Simpkins, a Notary Public in and for said County and State, FRANKLIN D. REEVES AND WIFE, ELLEN REEVES

the within named bargainor S, with whom I am personally acquainted, and who acknowledged that ~~s~~they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee, this 27th day of October, 19 72

I. J. Simpkins, Notary Public

Commission expires DEC. 10, 1973

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.....

STATE OF TENNESSEE

COUNTY OF SUMNER

I, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred whichever is greater is $50,000.00 which amount is equal to or greater that the amount which the property or interest in property transferred would command at a fair voluntary sale.

James Harold Robinson
AFFIANT

Subscribed and sworn to before me this the 27 day of October, 1972.

I. J. Simpkins
NOTARY PUBLIC

My Commission Expires:

Dec. 10, 1973.

WARRANTY DEED

FROM
FRANKLIN D. REEVES, ET UX

TO
JAMES HAROLD ROBERSON, ET UX

B 83075

IDENTIF. REFERENCE

Nov 8 9 22 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

This instrument was prepared by:
CARL H. OLDHAM
ATTORNEY AT LAW
Hendersonville, Tenn. 37075

Compliments of
Madison Title Company
A Division of
Southern Title Insurance Company
P. O. Box 10649
Knoxville, Tennessee

Mail- Jack Simpkins Realty
327 W. Main
Hendersonville, Tenn.