WARRANTY DEED

BOOK 4667 PAGE 337

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Wilburn A. Ruis (NAME)	Dobson & Johnson, Inc. (NAME)	Map 75-14
8207 Luree Ln (STREET ADDRESS OR ROUTE NUMBER)	1109 J.C. Bradford Bldg. (STREET ADDRESS)	Par. 26
Hermitage, Tenn. 37076 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4522, page 14, Register's Office for said County.

I, Charles Earheart, Trustee

have this day bargained and sold, and do hereby transfer and convey unto the said Wilburn A. Ruis and wife, Dean S. Ruis their ~~HEIRS~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 96 on the Plan of Hermitage Estates, of record in Book 3300, page 70, Register's Office for said County, as follows:

Said Lot No. 96 fronts 68 feet on the westerly side of Luree Lane and runs back 224.9 feet on the northerly line and 218 feet on the southerly line to a broken line measuring 114.4 feet thereon.

Being the same property conveyed to Charles Earheart, Trustee by deed from Curtis E. Caston, Jr. and wife, Wanda J. Caston of record in Book 4635, page 669, Register's Office for Davidson County, Tennessee.

Charles Earheart and wife, Margaret W. Earheart joins this conveyance as individuals to convey any and all right which they may have in said property.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness and insurance on said property is hereby transferred to purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 27,362.01

Subscribed and sworn to before me, this the 22nd day of Dec. 1972

W. A. Ruis
Affiant

My commission expires: 1-26-76 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 8207 Luree Ln. (House Number) Hermitage (Street) Tenn. 37076 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 Wilburn A. Ruis and wife, Dean S. Ruis, their ~~XXXXXX~~ (successors), 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 noted above.

I further covenant and bind my trust, my successors in trust ~~XXXX~~ and representatives, to warrant and forever defend the title to said real estate to said Wilburn A. Ruis and wife, Dean S. Ruis, their ~~XXXXXX~~ (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand S this 21st day of December, 1972, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Charles Earheart Trustee

Charles Earheart Trustee

Charles Earheart

Margaret W. Earheart

This Instrument Was Prepared By

Henry W. Pedigo

Of The Law Firm Pedigo & Davidson
Stahlman Building, Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ROBERT E. EARHEART *, a Notary Public in and for said County and State,* Charles Earheart, Trustee

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

Witness my hand and official seal at Nashville *Tennessee, this* 21st *day of* DECEMBER, 19 72

Robert E. Earheart *Notary Public*

Commission expires 1-26-76

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ROBERT E. EARHEART *, a Notary Public in and for said County and State,* Charles Earheart and wife, Margaret W. Earheart

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* 21ST *day of* DECEMBER, 19 72

Robert E. Earheart *Notary Public*

Commission expires 1-26-76

Commission expires

DEC27 72 CONV 27,362.01
DEC27 72 S'TAX A* 71.24
DEC27 72 PR'FEE A* .50
DEC27 72 W'DEED A* 4.00 * 75.74

WARRANTY DEED

FROM

CHARLES EARHEART, TRUSTEE

TO

WILBURN A. RUIS, ET UX

B 8 9 0 0 8

IDENTIF. REFERENCE

Dec 27 12 48 PM '72

FELIX Z. W[illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON