BOOK 4679 PAGE 685

WARRANTY DEED

mail [illegible] Court Square Building Nashville, Tenn. Attorneys

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ted Vaughn (NAME)	Dobson and Johnson (NAME)	Map 117-2
2305 Springdale Ave. (STREET ADDRESS OR ROUTE NUMBER)	J. C. Bradford Building (STREET ADDRESS)	Par. 14.5
Nashville Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- ($10.00)---------- Dollars, cash and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption of the balance due on a note secured by a deed of trust to Dobson and Johnson, Inc. of record in Book 4965, page 565 Register's Office for Davidson County, Tennessee.

we, Lon F. Raby and wife, Ruby N. Raby

have this day bargained and sold, and do hereby transfer and convey unto the said Ted Vaughn

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 2 of Block 3, on the Map of Stokes Tract, as of record in Book 974, page 24, Register's Office for said County, described as follows:
Beginning at a point in the southerly margin of Springdale Drive, corner of Lots 1 and 2 on said plan; thence with said line between said lots 170 feet to corner of said lots and lot No. 9; thence with the line between lots 2 and 9 southeasterly 39.2 feet to the corner of said lots and lot No. 7; thence with the line between lots 2 and 7, 75 feet to the corner of said lots and of lots 3 and 6; thence with the line between lots 2 and 3 northerly 200 feet to the south margin of Springdale Drive; thence with the margin of same westerly 100 feet to the beginning.
Being the same property conveyed to Lon F. Raby and wife, Ruby N. Raby by deed from Thomas D. Benson and wife, Mary Elizabeth White Benson, of record in Book 4075, page 563, 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 $ 31,000.00

Subscribed and sworn to before me, this the ____ day of February, 19 73

Affiant

My commission expires May 7 1974 (Affix Seal)

Notary Public

This is improved ( ) unimproved ( ) property, known as ____ (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 Ted Vaughn (successors), heirs and assigns forever. we covenant that we are 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 set out above and 1973 taxes which grantees assume.

we further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Ted Vaughn (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 7th day of February, 19 73 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x [signature]

Ruby N. Raby

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible] *a Notary Public in and for said County and State,* Lon F. Raby and wife, Ruby N. Raby

the within named 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* ... *day of* February, *19* 73

[illegible] *Notary Public*

Commission expires May 7 1974

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 ...

FEB-8 73	CONV	31,000.00			
FEB-8 73	S'TAX		A*	80.60	
FEB-8 73	PR'FEE		A*	.50	
FEB-8 73	W'DEED		A*	4.00	* 85.10

WARRANTY DEED

FROM Lon F. Raby et ux

TO Ted Vaughn

B 9 4 1 4 1

IDENTIF. REFERENCE

FEB 8 10 36 AM '73

DAVIDSON COUNTY, TENN.

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