BOOK 4758 PAGE 793 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICH, EVER IS GREATER, FOR THIS TRANSFER IS $ 13,000.00

George L Rogers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October, 1973

Bobby L. Hensley Sr.
Notary Public

My Commission Expires Nov. 12, 1975

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILKINS & ADAMS, Attys. 112 Stahlman Building, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernest E. Phelps (NAME)	Dobson & Johnson, Inc. (NAME)	27W 24650
1305 McKinnie Avenue (STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Blvd. (STREET ADDRESS)	Map 83 1
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37217 (CITY) (STATE) (ZIP)	Par 287

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, GEORGE L. ROGERS and wife, BEVERLY C. ROGERS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ERNEST E. PHELPS and wife, CHARLOTTE F. PHELPS

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:

LAND in Davidson County, Tennessee, being Lot No. 22 and the westerly 1/2 of Lot No. 21 on the Map of John W. Love Subdivision of Greenwood, as of record in Book 332, page 4, Register's Office for said County.

SAID Lot and part of Lot adjoin and front together 75 feet on the northerly side of McKinnie Avenue and extends back 169.3 feet on the westerly line of Lot No. 22 and 171.85 feet on the easterly line of part of Lot No. 21 to an alley in the rear on which they measure 75 feet.

BEING the same property conveyed to George L. Rogers and wife, Beverly C. Rogers by deed from Elizabeth L. Wall of record in Book 4351, page 992, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a Deed of Trust to Dobson & Johnson, Inc. of record in Book 4351, page 994, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 1305 McKinnie Avenue, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (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 our hands this 24th day of October, 1973

George L. Rogers

Beverly C. Rogers

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George L. Rogers and wife, Beverly C. Rogers

the 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 24th day of October 1973

Commission expires My Commission Expires Nov. 12, 1975 Bobby L. Henson, Jr.
Notary Public

BOBBY L. HENSON NOTARY PUBLIC DAVIDSON COUNTY, TENN. STATE OF TENN.

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

MS

WARRANTY DEED

FROM

GEORGE L. ROGERS ET UX

TO

ERNEST E. PHELPS ET UX

C 29280

IDENTIF. REFERENCE

Oct 25 2 47 PM '73

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, SEE 37201

Rec'd Bk 8

OCT 25	CONV	13,000.00				
OCT 25	S'TAX		A*	33.80		
OCT 25	PR'FEE		A*	.50		
OCT 25	W'DEED		A*	4.00	*	38.30