This instrument prepared by:
Williams, Shields & Wildman, Attys.
310 Gallatin Road, South
Madison, Tenn. 37115

BOOK 4800 PAGE 540

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Allen F. Rutledge	Same as New Owner	Map 42-12
(NAME)	(NAME)	
206 Walker Street		Parcel 44
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, Tennessee		11D-34160
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $10.00 OVC

TEN AND NO/100---------- Dollars,

cash in hand, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, John D. Barnette and wife, Ima E. Barnette

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

Allen F. Rutledge and wife, Ruby L. Rutledge, their

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

Being Lots No. 35 and 36 on the Map of W. W. Gray Subdivision, at Madison, Tennessee, of record in Book 974, page 22, Register's Office for said County.

Said Lots adjoin and front together 100 feet each on the south side of Walnut Avenue, now Pima Road, and run back between parallel lines, Lot No. 35 running back along the easterly margin of Walker Street, 148 feet to a dead line. This tract is improved and known as 206 Walker Avenue, Madison, Tennessee.

Being the same property conveyed to John D. Barnette and wife, Ima E. Barnette by deed from Philip N. Brownstein, Federal Housing Commissioner, of record in Book 3674, page 255, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $24,000.00

Subscribed and sworn to before me, this the 22nd day of March, 1974

Affiant A. F. Rutledge

My commission expires: Nov. 6th, 1976 (Affix Seal)

Notary Public

This is improved property, known as 206 Walker Street, Madison, Tennessee (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

ALLEN F. RUTLEDGE AND WIFE, RUBY L. RUTLEDGE, their

(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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said ALLEN F. RUTLEDGE AND WIFE, RUBY L. RUTLEDGE, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 22nd day of March, 1974, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

John D. Barnette

Ima E. Barnette

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned authority *a Notary Public in and for said County and State,* John D. Barnette and wife, Ima E. Barnette

*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 Madison *Tennessee this* 22nd *day of* March *, 19* 74

HUGH L. HOWELL NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

Commission expires November 6th, 1976

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 .....

MAR28 CONV 24,000.00
MAR28 STAX A* 62.40
MAR28 RETFEE A* .50
MAR28 MTGFEE A* 4.00 * 66.90

WARRANTY DEED

FROM
John D. Barnette et ux

TO
Allen F. Rutledge et ux

C 47545

IDENTIF. REFERENCE

MAR 28 1 45 PM '74

FELIX L. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

Mail to: Geo. P. Howell & Son
412 So. Gallatin Road
Madison, Tennessee 37115