Deed prepared: James H. Hill, Atty., 320 So. Gallatin RD., Madison, Tenn.

WARRANTY DEED

BOOK 4810 PAGE 504

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John Abernathy	Same	
(NAME)	(NAME)	42-13
713 45th Ave., North		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	83
Nashville, Tenn. 37209		
(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 and for other good and valuable considerations, the receipt of which is hereby acknowledged.

I, Laura Bates, the grantor

have this day bargained and sold, and do hereby transfer and convey unto the said John Abernathy, the grantee and his

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

Land in Davidson County, Tennessee, being Lot no. 24 on the Plan of Hedgewood Hills, Section II, of record in Book 3700, page 44, Register's Office for Davidson County, Tennessee.

Said Lot no. 24 fronts 100 feet on the Southerly side of Foxboro Drive, and extends back 454.3 feet on its Easterly line and 391.2 feet on its westerly line to a line in the rear on which it measures 185.2 feet.

Being the same property conveyed to Laura Bates by deed from Leonard Davidson and Harold W. Vandercook of record in Book 4612, page 679, 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 $ 1,000.00

Subscribed and sworn to before me, this the 19th day of April 19 74

Affiant

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

Notary Public

This is { unimproved (X) / improved ( ) } property, known as Lot No. 24 Foxboro Dr., Madison, Tenn.
(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 grantee and his *(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.*

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantee and his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 19th *day of* April, 1974, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Laura Bates

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Laura Bates, *the within named bargainor, with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison *this* 19th *day of* April, *19* 74

Commission expires November 6th, 1976

HUGH HOWELL NOTARY PUBLIC DAVIDSON COUNTY

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 .....

WARRANTY DEED

FROM

Laura Bates

TO

John Abernathy

APR29'74 CONV *4,000.00
APR29'74 S'TAX A* 10.40
APR29'74 PR'FEE A* .50
APR29'74 W'DEED A* 4.00 * 14.90

C 52083

IDENTIF. REFERENCE

APR 29 2 54 PM '74

FELIX Z. WILSON II 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
2 S. Gallatin Road
Madison, Tennessee 37115