FORM NO. WD-1

BOOK 4817 PAGE 912

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $34,205.48

David G. Matheny
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF May, 1974.

Notary Public

MY COMMISSION EXPIRES: 11-30-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attorneys, 112 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David G. Matheny (NAME)	Veterans Administration (NAME)	2D 42723
2505 Deerpath Drive (STREET ADDRESS OR ROUTE NUMBER)	801 Broadway (STREET ADDRESS)	Map 149-4
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	Par 145

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, RUTH SCRUGGS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID G. MATHENY and wife, ZOE F. MATHENY

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. 466 on the plan of Edge-O-Lake Estates, Section Seven, of record in Plan Book 3700, page 79, Register's Office for said County.

SAID Lot No. 466 fronts 85 feet on the southwesterly margin of Deerpath Drive and extends back 148.08 feet on the southeasterly line and 103.55 feet on the northwesterly line to a dead line in the rear measuring 95.96 feet thereon.

BEING the same property conveyed to Ruth Scruggs by deed from Edd Douglas Johnston and wife, Joan M. Johnston of record in Book 4810, page 480, 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 first mortgage deed of trust to Administrator of Veteran's Affairs of record in Book 4475 page 704, 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 conveyance is subject to all restrictions easements, or other encumberances which are matters of public record.

unimproved ( )
This is improved (X) property, known as 2505 Deerpath Drive 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 my hand this 14th day of May, 1974

Ruth Scruggs

Ruth Scruggs

STATE OF TENNESSEE
Davidson County

BOOK 4817 PAGE 913

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RUTH SCRUGGS

the 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 Nashville, Tennessee, this 14th day of May 1974

Commission expires 1-30-78

Louise N. Barkley
Notary Public

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

WARRANTY DEED

FROM RUTH SCRUGGS

TO DAVID G. MATHENY ET UX

C 55453

IDENTIF. REFERENCE

MAY 22 3 48 PM '74

DAVIDSON COUNTY, TENN.

MAY22	CONV	34,205.49			
MAY22	S'TAX		A*	88.92	
MAY22	PR'FEE		A*	.50	
MAY22	W'DEED		A*	4.00	* 93.42

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Rec'd Bk 8

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