This instrument prepared by: Thomas M. Black, Attorney at Law, 223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

BOOK 4824 PAGE 198

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DAISY D. RAWLS, ET AL (NAME)	Guaranty Mtge. Co. (NAME)	
303 Rosehill Dr. (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	25-7
Nashville Tenn. (CITY) (P. O. ZONE) (STATE)	Nashville Tenn. 37219 (CITY) (ZONE) (STATE)	17 pt

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------

----------($10.00)---------- *Dollars,*

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

EDWARD L. TEEMS AND WIFE, DOROTHY J. TEEMS, AND DAISY D. RAWLS,

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

DAISY D. RAWLS and NATHANIAL D. JOHNSON, as tenants-in-common, their

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

Land in Davidson County, Tennessee, being Lot No. 84 on the Plan of Ranchwood Estates, Section 3, as of record in Book 3300, page 59, Register's Office for said County.

BEGINNING at a point in the northerly margin of Rosehill Drive at the common corner of Lots 83 and 84; thence with the line between said lots northwardly 245.0 feet to a point; thence northeastwardly 175.5 feet to a concrete monument in the westerly margin of Rawls Drive; thence with said margin of said Drive southwardly 241.01 feet to a concrete monument at the beginning of a curve having a radius of 25 feet; thence around said curve southwestwardly 39.91 feet to a concrete monument in the westerly margin of Rosehill Drive; thence with said margin f said Drive, westwardly 155 feet to the point of beginning.

Being the same property conveyed to Edward L. Teems and wife, Dorothy J. Teems, by deed of record in Book 4048, page 918, Register's Office for Davidson County, Tennessee, to which a life estate was subsequently conveyed to Daisy Rawls by deed of record in Book 4224, page 815, said Register's Office.

Daisy D. Rawls joins in this conveyance for the purpose of conveying and extinguishing her life estate in said property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 18,000.00

Subscribed and sworn to before me, this the 11th day of June, 19 74

Affiant Daisy D. Rawls

My commission expires: Oct. 24, 1977 (Affix Seal)

Notary Public H. Preston Batchelor

This is { unimproved ( ) / improved ( ) } 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 grantees, 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,* except as appears of record.

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

Witness our *hand* S *this* 11th *day of* June, 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Edward L. Teems

Dorothy J. Teems

Daisy D. Rawls

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* EDWARD L. TEEMS AND WIFE, DOROTHY J. TEEMS, AND DAISY D. RAWLS

*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 Goodlettsville *Tennessee, this* 11th *day of* June, *19*74

H. Preston Batson, Jr. *Notary Public*

Commission expires Oct. 24, 1977

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.....

JUN 12 74 CONV 18,000.00
JUN 12 74 S'TAX A* 46.80
JUN 12 74 PR'FEE A* .50
JUN 12 74 W'DEED A* 4.00 * 51.30

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

WARRANTY DEED

FROM
EDWARD L. TEEMS, ET AL

TO
DAISY D. RAWLS, ET AL

C 5 8 3 7 1

IDENTIF. REFERENCE

JUN 12 10 51 AM '74

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 112 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115