THIS INSTRUMENT WAS PREPARED BY: C. EDWARD COOMER, ATTORNEY, 15th Floor, Third National Bank Bldg., Nashville, TN 37219

WARRANTY DEED

Mail 7 BOOK 4837 PAGE 342

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
D. L. Batts, et ux	Same	
(NAME)	(NAME)	12-13
629 Vanoke Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	20
Madison, TN 37115		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND 00/100 ($10.00) *Dollars,*

cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, including the assumption by the Grantees of the balance of an indebtedness to the Prudential Insurance Company of America, secured by a Deed of Trust of record in Book 3785, page 538, Register's Office for Davidson County,Tennessee

We, Judith A. Dunn and Ben C. Dunn

have this day bargained and sold, and do hereby transfer and convey unto the said D. L. Batts and wife,

Helen Batts

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

Being Lot No. 20 on the Plan of Hedgewood Hills, Section I, as of record in Book 2900, page 135, Register's Office for said County, as follows:

BEGINNING at a point in the southwesterly margin of Vanoke Drive, at the corner of Lots 19 and 20; thence with the line between said lots, southwesterly 197.03 feet to a point; thence northwesterly 173.35 feet to the southeasterly margin of Foxboro Drive; thence with the margin of the same,northeasterly 180 feet to the beginning of a curve; thence around said curve, easterly 39.27 feet to the margin of Vanoke Drive; thence with the margin of the same, southeasterly, around a slight curve, 189.04 feet to the point of beginning.

Being the same property conveyed to Judith A. Dunn by deed from James E. Burnes and wife, Lenna Quenelle Burnes of record in Book 4548 page 363, 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 $ 44,100.00

Subscribed and sworn to before me, this the 23 day of July 19 74

My commission expires: 5/8/78 (Affix Seal)

x D. L. Batts
Affiant

Notary Public

This is improved (X) property, known as 629 Vanoke Drive, Madison,TN 37115
(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 D. L. Batts and wife, Helen Batts 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* D. L. Batts and wife, Helen Batts, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 23rd *day of* July, 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.*

Judith A. Dunn
JUDITH A. DUNN

Ben C. Dunn
BEN C. DUNN

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Sally Faye Hurt, a Notary Public in and for said County and State, Judith A. Dunn and Ben C. Dunn

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 Nashville Tennessee.
this 22nd day of July, 19 74.

Sally Faye Hurt
Notary Public

Commission expires 5/18/78

NOTARY PUBLIC DAVIDSON COUNTY, TENN. SALLY FAYE HURT

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.....

JUL 24 74 CONV 44,100.00
JUL 24 74 S'TAX A* 114.66
JUL 24 74 PR'FEE A* .50
JUL 24 74 W'DEED A* 4.00 * 119.16

WARRANTY DEED

FROM
Judith A. Dunn & Ben C. Dunn
TO
D. L. Batts, et ux

C 6 4 4 2 0

IDENTIF. REFERENCE

JUL 24 9 33 AM '74

FELIX Z. WILSON TO REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238