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THIS INSTRUMENT PREPARED BY
DEARBORN & EWING, ATTORNEYS
1912 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvin C. Barnes (NAME)	Prudential Ins. Co. of America (NAME)	Map 134-13
227 Largo Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 300 (STREET ADDRESS)	Parcel 198
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Memphis, Tenn. 38101 (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten ($10.00) *DOLLARS*

paid in cash, and other good and valuable consideration received from the grantees hereinafter named, including the agreement of said grantees to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Deed of Trust from Gerald P. Schmidt and wife, Regina E. Schmidt, to R. Bruce Robertson, Jr., Trustee, of record in Book 3561, Page 551, Register's office for Davidson County, Tennessee, to secure the payment of a note for $14,300.00, payable as therein specified, and the further agreement of said grantees to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the installment deed from Charles Alexander and wife, Eleanor Alexander, of record in Book 4717, Page 34, Register's office for Davidson County, Tennessee; we, Carroll L. Roberson, and wife, Irma Jean Roberson,

have bargained and sold, and by these presents do transfer and convey unto the said Melvin C. Barnes, his

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot 271, on the plan of Kenilworth Estates, Section 4, as of record in Book 3300, Pages 34, 35, and 36, Register's office for Davidson County, described as follows:

Said Lot 271 fronts 70 feet on the southerly side of Largo Drive and extends back between parallel lines 140 feet to a dead line.

Being the same property conveyed to Carroll L. Roberson, and wife, Irma Jean Roberson by deed from Charles E. Alexander and wife, Eleanor Alexander, of record in Book 4717, Page 34, Register's office for Davidson County, Tennessee.

This conveyance is made subject to the above mentioned mortgage held by Prudential Insurance Company, of record in Book 3561, Page 551, Register's office for Davidson County, Tennessee, and the mortgage held by Charles E. Alexander, Eleanor R. Alexander of record in Book 4717, Page 34, Register's office for Davidson County, Tennessee. Likewise transferred hereby are all funds held in and "escrow account" for payment of taxes and insurance upon the above described premises. Said fund is in the possession of the Prudential Insurance Company.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,000.00

Subscribed and sworn to before me, this the 3rd day of February, 19 75

My commission expires: 10/26/77 (Affix Seal)

Affiant

Joe F. Bordes
Notary Public

JOE F. BORDES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

unimproved ( )
This is improved (X) property, known as 227 Largo Drive, Nashville, Tennessee, 37211
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Melvin C. Barnes, his *heirs and assigns, forever.*

And we *do covenant with the said* Melvin C. Barnes *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,* except as herin stated.

And we, Carroll L. Roberson, and wife, Irma Jean Roberson *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Melvin C. Barnes, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand*s *this* 3rd *day of* February, *19*75, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Carroll L. Roberson

Irma Jean Roberson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carroll L. Roberson, and wife, Irma Jean Roberson

the 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 3rd day of February, 19 75.

Joe F. Bowles, Notary Public

Commission Expires 10/26/77

STATE OF
COUNTY OF

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

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at , this day of , 19 .

, Notary Public.

Commission Expires .

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 .

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WARRANTY DEED

FROM

CARROLL L. ROBERSON, AND WIFE,

IRMA JEAN ROBERSON

TO

MELVIN C. BARNES

C86326

IDENTIF. REFERENCE

FEB 3 3 04 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE

F Lee Boyle

FEB-3-75	CONV	45,000.00			
FEB-3-75	S'TAX		A*	117.00	
FEB-3-75	PR'FEE		A*	.50	
FEB-3-75	W'DEED		A*	8.00	* 125.50