BOOK 4886 PAGE 902

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
McKINNEY and EVERETT
ATTORNEYS AT LAW
Suite One 1303 Gallatin Road, North
Madison, Tennessee 37115

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
M. FLOYD ROBERTS, ET UX (NAME)	M. FLOYD ROBERTS (NAME)	51-6-39 M.C.
148 MAPLE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	148 MAPLE DRIVE (STREET ADDRESS)	
HENDERSONVILLE, TENN. 37075 (CITY) (P. O. ZONE) (STATE)	HENDERSONVILLE, TENN. 37075 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) --- Dollars,

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

WE, SAM D. TINNIN and wife, GLENDA F. TINNIN, hereinafter called the GRANTORS,

have this day bargained and sold, and do hereby transfer and convey unto the said M. FLOYD ROBERTS and wife, ETHEL J. ROBERTS, hereinafter called the GRANTEES,

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

Land in Davidson County, Tennessee, being Lot #21 on the Plan of a Resubdivision of Lots 20 and 21, Section 2, and Lot 22, Section 3, Oakland Acres as of record in Book 2083, page 60, Register's Office for said County, and further described as follows:

BEGINNING at a point on the southerly margin of Due West Avenue said point being the common corner of Lots Nos. 20 and 21 on said plan; thence southerly along the common line of Lots Nos. 20 and 21, 207.9 feet to a point; thence westwardly, along the common line of Lots Nos. 21, and 22, 220 feet to a point on the easterly margin of Gryacroft Avenue; thence with the margin of said Avenue, northwardly 180.4 feet to a point at the beginning of a curve; thence northeastwardly around said curve having a radius of 25 feet, 38.9 feet to a point on the southerly margin of Due West Avenue; thence eastwardly, along the southerly margin of Due West Avenue; 195.4 feet to the point of beginning.

Being the same property conveyed to Sam D. Tinnin and wife, Glenda F. Tinnin, by deed from Donald Bethea and wife, Rebecca B. Bethea, of record in Book 4696, page 763, 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 $ 41,500.00

Subscribed and sworn to before me, this the 31 day of JANUARY 19 75

M. Floyd Roberts
Affiant

My commission expires: MAY 17, 1977 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1201 South Graycroft (House Number) (Street) Madison, Tennessee 37115 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.

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 31 day of JANUARY, 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.

Sam D. Tinnin

Glenda F. Tinnin

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,* SAM D. TINNIN and wife, GLENDA F. TINNIN

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 Madison, *Tennessee, this* 21 *day of* JANUARY, *19*75.

Hubert L. Baker *Notary Public*

Commission expires MAY 17, 1977

NOTARY PUBLIC DAVIDSON COUNTY TENN.

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 .....

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $41,500.00 Affiant D Mc Clendon

Subscribed and sworn to before me this 4th day of February 19 75

Deputy Register J. Head

WARRANTY DEED

FROM

SAM D. TINNIN, ET UX

TO

M. FLOYD ROBERTS, ET UX

FEB-4-75	CONV	41,500.00				
FEB-4-75	S'TAX		A*	107.90		
FEB-4-75	PR'FEE		A*	.50		
FEB-4-75	W'DEED		A*	4.00	*	112.40

C 8 6 4 4 1

IDENTIF. REFERENCE

FEB 4 1 05 PM '75

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:
Sudbury Realty Co
Suite 109 Madison Bldg.
223 Madison St.