This instrument prepared by: Andrew D. Tanner, Attorney
507 American Trust Building
Nashville, TN 37219

BOOK 4888 PAGE 162

WARRANTY DEED

G-239407-Pioneer

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Jere D. Batts, et ux	Thomas & Hill, Inc.	5DU-55314
(NAME)	(NAME)	
246 Townes Drive	P. O. Box 1833	162-6-122
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37211	Charleston, West Virginia 25327	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of

TEN AND NO/100 - - - - - - - - - - ($10.00) - - - - - - - - - - - - - - - - - - *Dollars,*

cash paid by Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid principal balance of a note payable to Thomas & Hill, Inc., secured by a deed of trust as of record in Book 4711, page 29, Register's Office for Davidson County, Tennessee,

WE, RONALD D. WHITE and wife, LINDA D. WHITE,

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

JERE D. BATTS and wife, DEBORAH L. BATTS,

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 109 on the Plan of Fair Oaks subdivision, Section 2, of record in Book 4460, page 52, Register's Office for Davidson County, Tennessee.

SAID Lot No. 109 fronts 75 feet on the northerly margin of Townes Drive, and runs back 132.4 feet on the westerly line, and 137.8 feet on the easterly line, and measuring 88.4 feet across the rear lot line.

BEING the same property conveyed to Ronald D. White and wife, Linda D. White, by deed from Robert Ray Gardner, President, Gardner Construction Company, Inc., of record in Book 4711, page 27, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4556, page 718, Register's Office for Davidson County, Tennessee.

It is expressly agreed and understood that all right, title and interest in and to the escrow account is hereby transferred to said Grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 25,117.07

Subscribed and sworn to before me, this the 8th day of February 19 75

Affiant

My commission expires: 17 March 1977 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 246 Townes Drive, Nashville, Tennessee 37211
(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

Jere D. Batts and wife, Deborah L. 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,* except as abovementioned and assumed by the Grantees.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Jere D. Batts and wife, Deborah L. Batts,

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 1st *day of* February, 1975, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Linda D. White

Ronald D. White

STATE OF ~~XXXXXXX~~ KANSAS }
COUNTY OF ~~XXXXXXX~~ SEDWICK }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Ronald D. White and wife, Linda D. White

*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 Wichita, Kansas ~~XXXXXX~~, *this* 1st *day of* February, *19*75.

GARLAND D. WYATT *Notary Public*
Commission Expires Commission Expires Feb. 12, 1976

GARLAND D. WYATT NOTARY PUBLIC SEDGWICK CO., KANS.

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 .....

FEB 10 75	CONV	25,117.07			
FEB 10 75	S'TAX		A*	65.26	
FEB 10 75	PR'FEE		A*	.50	
FEB 10 75	W'DEED		A*	4.00	* 69.76

WARRANTY DEED

FROM
RONALD D. WHITE, ET UX

TO
JERE D. BATTS, ET UX

C 87012

IDENTIF. REFERENCE

FEB 10 9 38 AM '75

FELIX T. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Mail to: Nixon-Kent Realty Co., Inc., 2535 Franklin Road, Nashville, Tennessee 37204