BOOK 4896 PAGE 835

WARRANTY DEED

(CORPORATE FORM)

"THIS INSTRUMENT PREPARED BY ROBERT P. THOMAS, ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mrs. June Sanders Roy	Same	
(NAME)	(NAME)	116-8 [illegible] C
5913 Sedberry Road		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	78
Nashville, Tennessee 37205		PW
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Twenty-Four Thousand Five Hundred and no/100 ($24,500.00)----------*Dollars,*

cash in hand paid, the receipt and sufficiency of which is hereby acknowledged,

Sugartree Properties, Inc., a Tennessee Corporation, *has bargained and sold, and does hereby transfer and convey unto the said* Mrs. June Sanders Roy, her ~~XXXXXXX~~ *heirs and assigns, certain real estate in* Davidson *County, Tennessee, as follows:,*

Being a certain building site ~~identified as Property Map~~ No. 78, as shown on the Plan of Sugartree, Phase II, as of record in Book 4675, pages 161 and 162, Register's Office for said County.

Being part of the same property conveyed to Sugartree Properties, Inc., by deed from James I. Vance Berry, Trustee, of record in Book 4866, page 820, 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 $ 24,500.00

Affiant

Subscribed and sworn to before me, this the 14 day of March 1975

Notary Public

My commission expires: 5-14-78
(Affix Seal)

unimproved (X)
This is improved ( ) property, known as Lot No. 78, Sugartree, Phase II (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 Grantee, her ~~XXXXXXX~~ *heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered,* except for 1975 taxes and all easements and restrictions of record.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said Grantee, her ~~XXXXXXX~~ *heirs and assigns, against the lawful claims of all persons.*

Witness its *hand this* 14th *day of* March, 19 75, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

SUGARTREE PROPERTIES, INC.

By

Fred R. Webber, Jr., President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Robert Paige Thomas, a Notary Public of the State and County aforesaid, personally appeared Fred R. Webber, Jr. with whom I am personally acquainted, and who, upon oath, acknowledged him self to be President of the Sugartree Properties, Inc. the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him self as President

Witness my hand and seal, at office in Nashville, Tennessee this 14 day of March 19 75.

ROBERT PAIGE THOMAS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public

Commission expires 9-12-78

MAR 18 75	CONV	24,500.00			
MAR 18 75	S'TAX		A*	63.70	
MAR 18 75	PR'FEE		A*	.50	
MAR 18 75	W'DEED		A*	4.00	* 68.20

C 90998

IDENTIF. REFERENCE

MAR 18 9 54 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

TO

Compliments of

Guaranty Title

Office of

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