FORM NO. WD-1

BOOK 4899 PAGE 891

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible]

[illegible]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF March, 1975

[illegible]
Notary Public

MY COMMISSION EXPIRES: 11/5/78
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. Victor Barr, Jr., Attorney, 2209 Crestmoor Road, Nashville, TN
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Owen W. Ferguson, et ux (NAME) | Owen W. Ferguson and wife, Robbie (NAME) | 83-6 |
| 2013 Hackberry Lane (STREET ADDRESS OR ROUTE NUMBER) | Same (STREET ADDRESS) | 405 PW |
| Nashville, TN 372 (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee 372 (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Mr. and Mrs. Charles M. Armstrong, Mr. and Mrs. Joe M. Armstrong and Mr. and Mrs. W. R. Phillips

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Owen W. Ferguson and wife, Robbie Y. Ferguson

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land near Nashville, Davidson County, Tennessee, being Lot No. 60 on the Plan of Rolling Acres, as of record in Book 1130, page 34, Register's Office for said County.

Said Lot No. 60 fronts 85 feet on the north side of Hackberry Lane and runs back between lines, 256.5 feet on the west line, 241.8 feet on the east line to an alley on which it measures 53 feet.

Being the same property conveyed to Joe M. Armstrong and wife, Birdie C. Armstrong, by deed from Charles B. Epps and wife, Marion P. Epps, of even date with this instrument, which is to be recorded in Book 2589, page 175, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as _____
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand S this 24th day of March, 1975

[illegible]

STATE OF TENNESSEE
Davidson County

BOOK 4899 PAGE 892

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named Mr. and Mrs. Charles M. Armstrong, Mr. and Mrs. Joe M. Armstrong and Mr. and Mrs. W. R. Phillips

the bargainor, 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 24 day of February, 1975

Commission expires 11/5/75

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Mr. & Mrs. Charles M. Armstrong
Mr. & Mrs. Joe M. Armstrong &
Mr. and Mrs. W. R. Phillips

TO
Owen W. Ferguson & wife, Robbie Y. Ferguson

C 92385

IDENTIF. REFERENCE

MAR 28 3 28 PM '75

FELIX E. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| MAR 28 75 | CONV | *9,000.00 | | | |
| MAR 28 75 | S'TAX | | A* | 23.40 | |
| MAR 28 75 | PR'FEE | | A* | .50 | |
| MAR 28 75 | W'DEED | | A* | 6.00 | * 29.90 |

Personally appeared before me, Peggy W. McCash, A Notary Public in and for the County of Rutherford, Tennessee, the within named Mr. and Mrs. Joe D. Armstrong, with whom I am personally acquainted and who acknowledge that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Murfreesboro, Tennessee this 24th day of March, 1975.

Peggy W. McCash
Notary Public

My Commission expires----------1-28-78