BOOK 4913 PAGE 924 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $39,817.63

Ronald E. Styers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF May 19 75.

Marbut Glenn Gaston Jr.
Notary Public

MY COMMISSION EXPIRES: May 29, 1977
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MARBUT GLENN GASTON, JR., ATTORNEY 3300 Hillsboro Road, Nashville, Tennessee-37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald E. Styers, et ux (NAME)	John W. Murphree Company (NAME)	Map 162-10
572 Roxanne Drive (STREET ADDRESS OR ROUTE NUMBER)	1283 Murfreesboro Road (STREET ADDRESS)	Par 128
Antioch, Tennessee-37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee-37217 (CITY) (STATE) (ZIP)	5DU-61294

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, STANLEY T. STONE and wife, TENIA C. STONE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONALD E. STYERS and wife, NANCY H. STYERS

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 in Davidson County, Tennessee, being Lot No. 128 on the Plan of Brookview Estates, Section 2, of record in Book 4460, page 163, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the northwesterly margin of Roxanne Drive, being the common corners of Lots 127 and 128; thence with line between said lots northwesterly 120.52 feet to a concrete monument, the common rear corner of Lots 127, 128 and 129; thence with the line between Lots 128 and 129 in a northeasterly direction 118.23 feet to a point in the southwesterly margin of Sue Court; thence with said Court in a southeasterly direction 80.0 feet to a concrete monument, the beginning of a curve to the right, having a radius of 25.0 feet, thence around said curve 36.24 feet to a concrete monument in the northwesterly margin of Roxanne Drive; thence with said Drive in a southwesterly direction 29.41 feet to a concrete monument; thence continuing with said Drive, 44.50 feet to the point of beginning.

BEING the same property conveyed to Stanley T. Stone and wife, Tenia C. Stone, by deed from Brent Valley Builders, Inc., of record in Book 4777, page 171, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to John W. Murphree Company, of record in Book 4777, page 173, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Granteees.
Subject to restrictions of record in Book 4689, page 561, and such limitations as appear*

unimproved ( )
This is improved (X) property, known as 572 Roxanne Drive, Antioch, Tennessee - 37013
(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 hands this 16th day of May, 19 75

Stanley T. Stone

Tenia C. Stone

* on the plan of record, all in the Register's Office for Davidson County, Tenn.

Subject to 1975 taxes, which Grantees assume.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stanley T. Stone and wife, Tenia C. Stone

the bargainorS, 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 16th day of May 19 75.

Commission expires May 29, 1977

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 (his oath / their several oaths) acknowledged (himself / themselves) 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

STANLEY T. STONE, ET UX

TO

RONALD E. STYERS, ET UX

C 98896

IDENTIF. REFERENCE

MAY 19 11 06 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MARBUT GLENN GASTON, JR.
ATTORNEY AT LAW
3300 HILLSBORO ROAD
NASHVILLE, TENNESSEE 37215

MAY 19 75	CONV	39,817.63			
MAY 19 75	S'TAX		A*	103.48	
MAY 19 75	PR'FEE		A*	.50	
MAY 19 75	W'DEED		A*	4.00	* 107.98