This Instrument Prepared By: Stephen L. Edwards, Atty. BOOK 4946 PAGE 491
Nashville Bank & Trust Bldg.
Nashville, Tenn. 37201, from information
WARRANTY DEED furnished by the parties.

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael Dee Green, et ux. (NAME)	Dobson & Johnson, Inc. (NAME)	150-1
465 Owendale Drive (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Bldg. (STREET ADDRESS)	214
Antioch, Tenn. 37013 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37219 (CITY) (ZONE) (STATE)	2D-39268

For and in Consideration of the sum of Ten and no/100 ---------- ($10.00) ---------- *DOLLARS*

cash in hand paid by the Grantees, Michael Dee Green and wife, Judy Karen Green, the receipt of which is hereby acknowledged by the Grantors, Leabert M. Rogers and wife, Yvonne W. Rogers, and for further consideration the said Grantees assume and agree to pay a certain indebtedness represented by a promissory note made by the Grantors and payable to Dobson & Johnson, Inc., dated January 1, 1972, in the original principal sum of $24,150.00, and which is secured by a deed of trust of record in Book 4570, page 561, Register's Office for Davidson County, Tennessee, we,

LEABERT M. ROGERS and wife, YVONNE W. ROGERS,

have bargained and sold, and by these presents do transfer and convey unto the said MICHAEL DEE GREEN and wife, JUDY KAREN GREEN, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Lot No. 324 on the Plan of Cherry Hills, Section 3, as of record in Book 4175, page 59, Register's Office for said County.

Said Lot No. 324 fronts 81 feet on the westerly side of Owendale Drive and extends back 240 feet, more or less, on the northerly line and 236.46 feet, more or less, on the southerly line, to the east fork of Hamilton Creek, and measures 100 feet, more or less, thereon.

Being the same property conveyed to Leabert M. Rogers and wife, Yvonne W. Rogers, by deed from Otis W. Charlton and wife, Louise R. Charlton, of record in Book 4570, page 559, said Register's Office.

This conveyance is made subject to the following: 1) restrictions of record in Book 4317, page 574; 2) restrictions and easements shown on the Plan of record in Book 4175, page 59, as amended by instrument of record in Book 4514, page 746; 3) the lien for 1975 county taxes; 4) the deed of trust hereinabove referred to; and 5) an easement for the flow of Hamilton Creek.

It is further agreed that the Grantees shall have possession of the property on September 8, 1975; that the Grantors transfer and convey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 30,800

Affiant

Subscribed and sworn to before me, this the 28th day of August, 19 75

Notary Public

My commission expires: 3/10/76

(Affix Seal)

to the Grantees all of their right, title and interest in the escrow account at Dobson & Johnson, Inc.; and further that the Grantees will pay the September, 1975, mortgage installment.

unimproved ( ) This is improved (X) property, known as 465 Owendale Drive, (House Number) (Street) Antioch, P. O. Address: Tennessee 37013 (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MICHAEL DEE GREEN and wife, JUDY KAREN GREEN, their *heirs and assigns, forever.*

And we *do covenant with the said* MICHAEL DEE GREEN and wife, JUDY KAREN GREEN *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,* except as herein-above set forth.

And we, LEABERT M. ROGERS and wife, YVONNE W. ROGERS, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* MICHAEL DEE GREEN and wife, JUDY KAREN GREEN, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 28TH *day of* August, *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.*

X _____

X _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* LEABERT M. ROGERS and wife, YVONNE W. ROGERS,

.....

*the 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 Nashville, *Tennessee, this* 22nd *day of* August, *19*75.

....., *Notary Public.*

Commission Expires 2/11/76

STATE OF.....
COUNTY OF.....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*.....

.....

.....

the bargainor....., *with whom I am personally acquainted, and who acknowledged that*.....
executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., *this*.....
day of....., *19*.....

....., *Notary Public.*

Commission Expires.....

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.....

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Compliments of

Chicago Title Insurance Company

S. W. Corner Third & Union

Phone 256-2656

NASHVILLE, TENNESSEE 37201

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TOTAL REFERENCE

AUG 29 1 15 PM '75

FEE & TAX REGISTER
DAVIDSON COUNTY, TENN.

AUG29'75 CONV 30,800.00
AUG29'75 STAX A* 80.08
AUG29'75 PRFEE A* .50
AUG29'75 W/DEED A* 8.00 * 88.58

WARRANTY DEED

FROM

Leabert M. Rogers, et ux,

TO

Michael Dee Green, et ux.