Prepared By Lincoln & Hawkins, Attys.
P. O. Box #322
Hendersonville, Tennessee 37075

BOOK 4947 PAGE 104

WARRANTY DEED

SUMNER COUNTY TITLE COMPANY

INFORMATION FOR METROPOLITAN TAX ASSESSOR: Tax Parcel No. 53-12 - 87 PW
SEND TAX NOTICES TO: Mr. & Mrs. Walter R. Carter
ADDRESS: 114 Hamblen Avenue
Old Hickory, Tennessee 37138

For and in Consideration of the sum of TEN AND NO/100 ($10.00) ---------- DOLLARS

Cash in hand paid by WALTER RONNIE CARTER AND WIFE, LINDA CARTER, hereinafter called the Grantees, the receipt of which is hereby acknowledged, and other good and valuable considerations, including the assumption by the Grantees of the unpaid principal balance of a first mortgage loan secured by a Deed of Trust recorded in Trust Deed Book 4635, Page 403, Register's Office of Davidson County, Tennessee; and

We, HENRY O. SCOTT, JR. AND WIFE, JOYCE D. SCOTT,

have bargained and sold, and by these presents do transfer and convey unto the said WALTER RONNIE CARTER AND WIFE, LINDA CARTER,

their heirs and assigns/successors or assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 31, Block "C" on the Plan of the Subdivision Map No. 3, Life and Casualty Insurance Co.'s property at Old Hickory, Tennessee, as of record in Book 974, Page 11, Register's Office of Davidson County, Tennessee, described as follows:

Said Lot No. 31 fronts 60 feet on the southerly side of Hamblen Avenue and runs back between parallel lines 175 feet to a dead line.

Being the same property conveyed to Henry O. Scott, Jr. and wife, Joyce D. Scott, by deed from Jane Welch Redden et vir, Jack K. Redden, dated August 18, 1972, and recorded August 28, 1972 at 9:30 A. M. in Deed Book 4632, Page 23, Register's Office of Davidson County, Tennessee.

Above property conveyed subject to any restrictions or easements of record.

We, the Grantors, transfer all our right in and to the escrow account to said Grantees.

STATE OF TENNESSEE)
COUNTY OF SUMNER)

The actual consideration or value, whichever is greater, for this transfer is $16,099.55.

Walter Ronnie Carter
Affiant

SUBSCRIBED AND SWORN TO before me, this 27th day of August, 1975.

Curtis M. Lucas
Notary Public

My Commission Expires:
5-2-77

LINCOLN PUBLIC LEDGER STATE OF TENNESSEE

* * * * * * *

SEP-25	CONV	16,099.55			
SEP-25	STAX		A*	41.86	
SEP-25	PRFEE		A*	.50	
SEP-25	WDEED		A*	6.00	* 48.36

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said WALTER RONNIE CARTER AND WIFE, LINDA CARTER, their successors and assigns/heirs and assigns, forever.

And we covenant with the said WALTER RONNIE CARTER AND WIFE, LINDA CARTER, 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 set out.

And We, HENRY O. SCOTT, JR. AND WIFE, JOYCE D. SCOTT, do further covenant and bind ourselves, our successors and assigns/heirs and representatives, to warrant and forever defend the title to the said land to the said WALTER RONNIE CARTER AND WIFE, LINDA CARTER, their successors/heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 27th day of August, 19 75.

HENRY O. SCOTT, JR.

JOYCE D. SCOTT

STATE OF TENNESSEE
Sumner County.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Henry O. Scott, Jr. and Joyce D. Scott

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 Hendersonville, Tennessee, this 27th day of August, 19 75.

Curtis M. Lincoln, Notary Public

Commission Expires 5-2-77.

CURTIS M. LINCOLN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF _____
County of _____

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

the bargainor, with whom I am personally acquainted, and who acknowledges 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 _____

01727 TENNESSEE IDENTIF. REFERENCE SF 2 4 OH 75 FELIX A. MILLER REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
_____ 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