BOOK 4589 PAGE 447

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ronald M. Tatum (NAME)	National Mtg. Co. (NAME)	Map 162-9
312 Cedarmont Dr. (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Rd. (STREET ADDRESS)	Par 6
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Memphis, Tenn. 38118 (CITY) (ZONE) (STATE)	5DU-32295

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4798, page 235, Register's Office for Davidson County, Tennessee.

We, Jerry B. Steelman and wife, Nancy Steelman,

have this day bargained and sold, and do hereby transfer and convey unto the said

Ronald M. Tatum and wife, Joyce J. Tatum, their

certain real estate in Davidson County, Tennessee, as follows: ~~successors~~ *heirs and assigns.*

Land in the 5th Civil District of Davidson County, Tennessee, being Lot No. 69 on the Plan of Cedarwood Estates, Section 1, as of record in Book 4675, page 33, Register's Office for said County, as follows:

Said Lot No. 69 fronts 80.0 feet on the easterly side of Cedarmont Drive and extends back between parallel lines 170.12 feet to a line in the rear on which it measures 80.0 feet.

Being the same property conveyed to Jerry B. Steelman and wife, Nancy Steelman, by deed from Cheek & Jones, Inc., of record in Book 4798, page 233, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 31,262.58

Subscribed and sworn to before me, this the 3rd day of November 19 75

Affiant

My commission expires: Dec. 3, 1978 (Affix Seal)

Notary Public Mary B. Kilpatrick

This is improved (X) property, known as 312 Cedarmont Dr. (House Number) (Street) Nashville, Tenn. 37211 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

Ronald M. Tatum and wife, Joyce J. Tatum, their ~~successors~~ *heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Ronald M. Tatum and wife, Joyce J. Tatum, their ~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 7th *day of* November, 1975, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

This Instrument Was Prepared By

Jerry B. Steelman

Nancy Steelman

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jerry B. Steelman and wife, Nancy Steelman, the within named bargainor, S, 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 Nashville, Tennessee, this 7th day of November, 19 75.

Notary Public

Commission expires 1-30-78

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.....

NOV 10 75	CONV	13,262.38			
NOV 10 75	S'TAX		A*	81.38	
NOV 10 75	PR'FEE		A*	.50	
NOV 10 75	W'DEED		A*	4.00	* 85.88

WARRANTY DEED

FROM

JERRY B. STEELMAN, ET UX

TO

RONALD M. TATUM, ET UX

OAKES AND SMITH REALTY CO., INC.

D 23615

IDENTIFICATION REFERENCE

Nov 10 8 23 AM '75

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PADGO & SAUNDON