This instrument prepared by:
Jerry R. Humphreys
Attorney at Law
1128 J. C. Bradford Building
Nashville, Tennessee 3721

BOOK 4988 PAGE 318

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Patricia Lee Rogers | Guaranty Mortgage Company | |
| (NAME) | (NAME) | |
| 816 Kent Road | First American Center | Map 96-13 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee | Nashville, Tennessee | Par. 72 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Ten and NO/100 ($10.00)----------

----------*Dollars,*

and in compliance with Final Decree as of Record in Minute Book 108B, Page 671, in the Circuit Court Clerk's Office of Davidson County, Tennessee; this deed being subject to a Deed of Trust which the grantee agrees to assume and pay.

I, Ronnie G. Rogers

*have this day bargained and sold, and do hereby transfer and convey unto the said* Patricia Lee Rogers

*(successors), heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 93 on the Plan of Twin Lawn Subdivision, as of record in Book 2331, page 9, Register's Office for said County.

Said Lot fronts 75 feet on the westerly side of Kent Drive and runs back 263.7 feet on the northerly line and 296.8 feet on the southerly line, which is a broken line, to a dead line in the rear on which it measures 53 feet.

Being the same property conveyed to Ronnie G. Rogers and wife, Patricia L. Rogers, by Deed from Vernon D. Lawrence and Irene P. Lawrence, of record in Book 4863, page 761, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Subscribed and sworn to before me, this the 3 day of January, 1976

My commission expires: April 26, 1976 (Affix Seal)

Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as 816 Kent Road, Donelson, Tennessee
(House Number) (Street) 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*

Patricia Lee Rogers

*(successors), heirs and assigns forever.* I *covenant that* I am *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 Deed of Trust heretofore mentioned

I *further covenant and bind* myself *heirs and representatives, to warrant and forever defend the title to said real estate to said* Patricia Lee Rogers

*(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* my *hand* on *this* 3 *day of* January, 19 76 *the party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Ronnie G. Rogers

BOOK 4988 PAGE 319

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Terry L. Sloan, a Notary Public in and for said County and State,

Ronnie G. Rogers -

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

Witness my hand and official seal at Nashville, Tennessee, this 7 day of January, 1976.

Commission expires April 26, 1976 — Notary Public

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.....

**WARRANTY DEED**

FROM

RONNIE G. ROGERS

TO

PATRICIA LEE ROGERS

D 32066

IDENTIF. REFERENCE

JAN 14 10 24 AM '76

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

JAN 14 76 MISC. B* 4.00 * 4.00

Compliments of

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