This Instrument was prepared by:
CARL H. OLDHAM
ATTORNEY AT LAW
Hendersonville, Tenn. 37075

BOOK 4991 PAGE 594

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles Barry Carney	Collateral Mtg. Co.	15-D-54630
Sarah Roberta Elliott	(NAME)	
2223 Stratford Ave.	2233 4th Ave. North	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Birmingham, Ala.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN----------

----------AND NO/00----------*Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, including the assumption of the unpaid balance of a first mortgage deed of trust of record in Book , Page , Register's Office for Davidson County, Tennessee, which the grantees hereinafter named agree to assume and promise to pay according to the terms and conditions thereof.

PHILLIP C. ELI AND WIFE, REBECCA C. ELI, hereinafter called Grantors,

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

CHARLES BARRY CARNEY and SARAH ROBERTA ELLIOTT, hereinafter called Grantees,

(successors), heirs and assigns,

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

Lot No. 90 on the Map of Dalewood Subdivision, Section One of record in Book 1424, Page 108, Register's Office for said County.

Said Lot No. 90 fronts 82 feet on the easterly side of Stratford Avenue and runs back between parallel lines 150 feet to a dead line.

BEING the same property conveyed to Phillip C. Eli and wife, Rebecca C. Eli by deed from Mrs. Henry L. Webster, Executrix of the Estate of Louise Peters as of record in Book 4727, Page 279, said Register's Office.

JAN 26 76 CONV 21,920.55
JAN 26 76 S'TAX B* 56.94
JAN 26 76 PR'FEE B* .50
JAN 26 76 W'DEED B* 4.00 * 61.44

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
In witness whereof, the Grantor has hereunto set his hand on this, the 26 day of January, 1976

Phillip C. Eli
(PHILLIP C. ELI)

Rebecca C. Eli
(REBECCA C. ELI)

STATE OF TENNESSEE }
COUNTY OF SUMNER

BOOK 4991 PAGE 595

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* PHILLIP C. ELI AND WIFE, REBECCA C. ELI

the within named bargainor....., 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 26 *day of* January, 1976.

Harold E. Fraser
Notary Public

Commission expires 4-22-79

HAROLD E. FRASER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF }

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 .....

STATE OF TENNESSEE }
COUNTY OF Sumner }

The actual consideration or value whichever is greater, for this transfer is $ 21,000.00

Subscribed and sworn to before me, this the 26 day of January 1976

Affiant

My commission expires: 4-22-79
(Affix Seal)

Harold E. Fraser
Notary Public

HAROLD E. FRASER NOTARY PUBLIC STATE OF TENNESSEE

WARRANTY DEED

FROM

PHILLIP C.ELI, ETUX

TO

CHARLES BARRY CARNEY
and
SARAH ROBERTA ELLIOTT

D 33576

IDENTIFICATION REFERENCE

JAN 26 2 45 PM '76

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
108 Saunders Ferry Road
Hendersonville, Tennessee
824-0989