BOOK 4997 PAGE 958

THIS INSTRUMENT WAS PREPARED BY:
Mail
GAIL P. PIGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John C. Rodgers and wife, Sarah E. Rodgers	SAME	160-8
(NAME)	(NAME)	
5308 Stallworth Drive		#26
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN		6D,U-37890
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to First and Mid-South Mortgage Company and secured by a deed of trust of record in Book 3838, page 350, Register's Office for Davidson County, Tennessee

RUSSELL PAGE and wife, BETTY PAGE

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

JOHN C. RODGERS and wife, SARAH E. RODGERS
their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 40 on the Plan of Brentview Hills, as of record in Book 3300, pages 43 and 44, Register's Office for Davidson County, Tennessee.

Said Lot No. 40 fronts 117 feet on the Westerly side of Stallworth Drive, and extends back 371.2 feet on the North line and 331.4 feet on the South line, to a dead line in the rear, which is a broken line, on which it measures 186.3 feet.

Being the same property conveyed to Russell Page and wife, Betty Page, by deed from David E. Swanson and wife, Marilyn B. Swanson, of record in Book 4628, page 747, 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 $ 55,000.00

Subscribed and sworn to before me, this the 13th day of February, 19 76

Affiant John C. Rodgers

My commission expires 4/27/77 (Affix Seal)

Notary Public Gail Pigg

This is unimproved ( ) X ( ) property, known as 5308 Stallworth Drive, Nashville, TN
(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

JOHN C. RODGERS and wife, SARAH E. RODGERS
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 for 1976 taxes, restrictions of record in BK.3345,p.205 and plan of record in BK.3300,pp.43 & 44.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* JOHN C. RODGERS and wife, SARAH E. RODGERS
their

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

Witness our hands *this* 13th *day of* February, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Russell Page

Russell Page

Betty Page

Betty Page

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, a Notary Public in and for said County and State, Russell Page and wife, Betty Page

the within named 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 Nashville, Tennessee, this 13th day of February, 19 76.

Gail Pigg Notary Public

My Commission expires: 4/27/77

NOTARY PUBLIC AT LARGE OF TENNESSEE GAIL PIGG

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.....

FEB 19 76	CONV	55,000.00			
FEB 19 76	S'TAX		B*	143.00	
FEB 19 76	PR'FEE		B*	.50	
FEB 19 76	W'DEED		B*	4.00	* 147.50

WARRANTY DEED

FROM

Russell Page etux

TO

John C. Rodgers et ux

D 36826

IDENTIF. REFERENCE

FEB 19 9 13 AM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238