WARRANTY DEED

BOOK 5010 PAGE 849

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Oakes & Smith Realty Co. (NAME)	Dobson & Johnson, Inc.	Map 64-12
3615 Nolensville Rd. (STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Blvd. P. O. Box 17427 (STREET ADDRESS)	Par 23
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37217 (CITY) (ZONE) (STATE)	4D-60530

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 4812, page 376, Register's Office for Davidson County, Tennessee.

We, Leland H. Marlin and wife, Linda F. Marlin

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

Oakes & Smith Realty Co., Inc.,

its successors (~~heirs~~) and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 293 on the Plan of Sherwood Forest, Section 4, as of record in Plat Book 4460, pages 182 and 183, Register's Office for said County, to which plan reference is heremade for a more complete description.

Being the same property conveyed to Leland H. Marlin and wife, Linda F. Marlin by deed from Jess A. McAngus and wife, Debbie G. McAngus of record in Book 4953, page 841, 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 purchaser. Insurance on said property is transferred to said purchaser.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,040.68

Subscribed and sworn to before me, this the 31st day of March, 19 76

Affiant: Jim D Smith

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

Notary Public: Mary B. Kilpatrick

This is ~~unimproved~~ improved property, known as 4828 Cascade Dr. (House Number) Old Hickory (Street) Old Hickory, Tenn. 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

Oakes & Smith Realty Co., Inc.,

its 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

Oakes & Smith Realty Co., Inc., its successors (~~heirs~~) and assigns, against the lawful claims of all persons.

Witness our hand S this 31st day of March, 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.

This Instrument Was Prepared By

Philip Saindon (gl)

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

Leland H. Marlin

Linda F. Marlin

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary B. Kilpatrick, a Notary Public in and for said County and State, Leland H. Marlin and wife, Linda F. Marlin

the within named bargainor S., 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 31st day of March, 19 76

Mary B. Kilpatrick, Notary Public

Commission expires Dec. 3, 1978

MARY B. KILPATRICK NOTARY PUBLIC DAVIDSON COUNTY, TN.

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 .....

APR-1 76	CONV	30,040.68			
APR-1 76	STAX		B*	78.00	
APR-1 76	PRFEE		B*	.50	
APR-1 76	WDEED		B*	4.00	* 82.50

WARRANTY DEED
FROM
LELAND H. MARLIN, ET UX
TO
OAKES & SMITH REALTY CO., INC.

OAKES AND SMITH REALTY CO., INC.

D 42643

IDENTIF REFERENCE

APR 1 8 24 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

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

PEDIGO & SAINDON