BOOK 5011 PAGE 867

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,900.00

Larry G. McAdams
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF March 1976

Dean Robinson
Notary Public

MY COMMISSION EXPIRES: 11/18/78
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys. 217 Shady Grove Rd. Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry G. McAdams (NAME)	Thomas & Hill, Inc. (NAME)	
4509 Baton Rouge Dr. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1833 (STREET ADDRESS)	75-4
Hermitage, TN. 37076 (CITY) (STATE) (P. O. ZIP)	Charleston, West Va. 25327 (CITY) (STATE) (ZIP)	74 PW

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Arthur Bergantz and wife, Brenda M. Bergantz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry G. McAdams and wife, Glenda S. McAdams

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 307 on the plan of Tulip Grove Subdivision, Section 5, as of record in Book 4175, page 71, Register's Office, Davidson County, Tennessee.

Said Lot No. 307 fronts 90 feet on the southerly margin of Baton Rouge Drive, and measures 197.10 feet on the west sideline, and 169.68 feet on the east sideline, and measures 107.47 feet across the rear lot lint.

Being the same property conveyed to Arthur Bergantz and wife, Brenda M. Bergantz by deed from David Faircloth d/b/a Hardin Construction Co., as of record in Book 4630, page 626, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4630, page 630, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

This is unimproved ( ) improved (X) property, known as 4509 Baton Rouge Drive, Hermitage, TN. 37076
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 31st day of March, 1976

x Arthur Bergantz

x Brenda M. Bergantz

STATE OF ~~TENNESSEE~~ MISSOURI
~~Davidson County~~
St. Louis

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Arthur Bergantz and wife, Brenda M. Bergantz

the 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 Nashville, ~~Tennessee~~, this 31st day of March 19 76

St. Louis, Missouri
Commission expires July 1, 1977

Judith Richardson
Notary Public
Judith Richardson

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Arthur Bergantz et ux

TO
Larry G. McAdams et ux

D 43027

IDENTIFICATION REFERENCE

APR 2 2 16 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

APR 2 76		CONV	35,900.00		
APR 2 76	S'TAX			B*	93.34
APR 2 76	CR'FEE			B*	.50
APR 2 76		W'DEED		B*	4.00

* 98.84

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

William G. Traber
P. O. Box 2275
Nashville, Tenn. 37214