Print To: Mr. Miss Abernathy
507 Pfeiffer Road
Evansville Ind 47711

FORM NO. WD-1

BOOK 5025 PAGE 481

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000.00

Ruth S Abernathy
Affiant

SUBSCRIBED, AND SWORN TO BEFORE ME, THIS THE 6th DAY OF May 19 76.

Frances T Palmer
Notary Public

MY COMMISSION EXPIRES: 15 May 77
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY This instrument was prepared by Jno. B. Cobb, Jr., Attorney at Law Stahlman Building, Nashville, Tenn
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lannom D. Abernathy (NAME) | Lannom D. Abernathy (NAME) | 14R-B |
| 248 Carriage Drive (STREET ADDRESS OR ROUTE NUMBER) | 248 Carriage Drive (STREET ADDRESS) | 199 |
| Nashville, Tennessee (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee (CITY) (STATE) (ZIP) | |

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, Larry W. Gabardi and wife, Sheila N. Gabardi

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lannom D. Abernathy and wife, Ruth S. Abernathy

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:

Land in Davidson County, Tennessee, being Lot No. 202 on the Plan of Cross Timbers, Section 4, as of record in Book 4175, page 54, Register's Office for said County.

Said Lot 202 fronts 100.0 feet along the southerly margin of Carriage Drive and runs back 120.92 feet on the westerly line and 144.0 feet on the easterly line to a line in the rear, measuring 102.60 feet thereon.

Being the same property conveyed to Larry W. Gabardi and wife, Sheila N. Gabardi, by deed from Ralph Hardison Jackson and wife, Betty Sue Jackson, of record in Book 4538, page 666, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 4317, page 284, said Register's Office, and the Plan of record in Book 4175, page 54, Register's Office for said County, which shows an owner's certificate, a 40 foot minimum building setback line from Carriage Drive, and a 10 foot easement for public utility purposes along the rear line of said lot.

This is unimproved ( ) improved (X) property, known as 248 Carriage Drive (House Number) (Street) Nashville, Tennessee (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 hands this 6th day of May, 19 76

Larry W. Gabardi

Sheila N. Gabardi

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry W. Gabardi and wife, Sheila N. Gabardi

the 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 6th day of May, 1976

Commission expires 15 May 77

Janet T. Patterson
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
Larry W. Gabardi and wife,
Sheila N. Gabardi

TO
Lannom D. Abernathy and wife,
Ruth S. Abernathy

D 49297

IDENTIFICATION REFERENCE

MAY 14 2 00 PM '76

REGISTER
DAVIDSON CO., TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | |
|---|---|---|---|---|
| MAY 14 76 | CONV | 42,000.00 | | |
| MAY 14 76 S'TAX | | | B* 109.20 | |
| MAY 14 76 PR'FEE | | | B* .50 | |
| MAY 14 76 | W'DEED | | B* 4.00 | * 113.70 |