FORM NO. WD-1

BOOK 5028 PAGE 244

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35933.00

x Thomas E. Sanders
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF May 1976

Notary Public

MY COMMISSION EXPIRES: 11-20-1978

(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
Thomas E. Sanders (NAME)	Thomas & Hill, Inc. (NAME)	
4828 Smokey Dr. (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1833 (STREET ADDRESS)	65-5
Old Hickory, TN. 37138 (CITY) (STATE) (P. O. ZIP)	Charleston, West, Va. 25327 (CITY) (STATE) (ZIP)	30 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, Edward E. Rolen, Jr. and wife, Sarah H. Rolen

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas E. Sanders and wife, Gloria Jean Sanders

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. 445, Section 4, on the Plan of Sherwood Forest, of record in Book 4460, pages 182 and 183, Register's Office Davidson County, Tennessee.

Being the same property conveyed to Edward E. Rolen, Jr. and wife, Sarah H. Rolen by deed from Milford C. Smith and wife, Judith G. Smith, as of record in Book 4810, page 556, said Register's Office.

Said Lot No. 445 fronts 85 feet on the westerly side of Smokey Drive and extends back 152.78 feet on the northerly line and 150 feet on the southerly line to a dead line in the rear measuring 85 feet thereon.
The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4840, page 558, said Register's Office.

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

Improved (X) Unimproved property, known as 4828 Smokey Drive, Old Hickory, TN. 37138
(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 19TH day of May, 1976

x Edward E. Rolen Jr.

x Sarah H. Rolen

BOOK 5028 PAGE 245

STATE OF TENNESSEE
County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edward E. Rolen, Jr., and wife, Sarah H. Rolen

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 [illegible], Tennessee, this 19th day of May, 19 76

Commission expires October 18, 1976

Notary Public

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

D 50574

WARRANTY DEED

FROM Edward E. Rolen, Jr. et ux

TO Thomas E. Sanders et ux

IDENTIF. REFERENCE

MAY 24 1 58 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.
Mail to:
William G. Traber
P. O. Box 2255
Nashville, Tenn. 37214

MAY24	CONV	35,973.00			
MAY24	STAX		B*	93.60	
MAY24	PUFEE		B*	.50	
MAY24	WDEED		B*	4.00	* 98.10