This instrument was prepared by:
CARL H. OLDHAM
ATTORNEY AT LAW
Hendersonville, Tenn. 37075

BOOK 5042 PAGE 763

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
M/M James T. Rogers	Dobson & Johnson, Inc.	15DA58302
2605 Colbert Dr. (NAME: / STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Blvd. (NAME / STREET ADDRESS)	84-1
Nashville Tenn. (CITY / P. O. ZONE / STATE)	Nashville Tenn. (CITY / ZONE / STATE)	78

FOR AND IN CONSIDERATION of the sum of ----------TEN----------
----------AND NO/100---------- Dollars,
cash in hand paid, the receipt of which is hereby acknowledged.

DURWARD B. FUQUA AND WIFE, SUSAN J. FUQUA, hereinafter called the Grantors,

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

JAMES T. ROGERS and wife LORETTA M. ROGERS

hereinafter called Grantee, (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 11 on the plan of Rosebank Court, of record in Book 3106, Page 72, Register's Office for said County.

Said Lot No. 11 fronts 125 feet on the southerly side of Colbert Drive and runs back 166 feet on the easterly line and 177.2 feet on the westerly line, to a broken line in the rear, measuring 125.9 feet thereon.

Being the same property conveyed to Durward B. Fuqua and wife, Susan J. Fuqua by deed from Bobby O. Curtis and wife, Betty Sigler Curtis of record in Book 4618, Page 768, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, his heirs, successors and assigns, forever.
And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons whomsoever.
Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.
In witness whereof, the Grantor has hereunto set his hand on this, the 29 day of June, 1976

(DURWARD B. FUQUA)

(SUSAN J. FUQUA)

STATE OF TENNESSEE }
COUNTY OF Sumner }

BOOK 5042 PAGE 764

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* DURWARD B. FUQUA AND WIFE, SUSAN J. FUQUA

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 Hendersonville, Tennessee, *this* 29 *day of* JUNE, *19* 76.

Jack Simpkins
Notary Public

Commission expires 2-7-78

STATE OF TENNESSEE }
COUNTY OF }

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 .....

STATE OF TENNESSEE }
COUNTY OF Sumner }

The actual consideration or value whichever is greater, for this transfer is $ 32,930.69

Subscribed and sworn to before me, this the 29 day of JUNE 1976

James T. Fuqua
Affiant

My commission expires: 2-7-78
(Affix Seal)

Jack Simpkins
Notary Public

CO 32,930.69	MO
WD 4.00	MS
TD	ST 85.54
CC	ST
MR	PF 50
UCC	TOTAL 9004

WARRANTY DEED

FROM
DURWARD B. FUQUA, ET UX

TO

D 57128

IDENTIF. REFERENCE

JUL 7 11 40 AM '76

FELIX Z. WILS... REGISTER
DAVIDSON COUNTY, TENN.

This instrument prepared by:
CARL H. OLDHAM
Attorney at Law
108 Saunders Ferry Road
Hendersonville, Tennessee
824-0989

Mail to: Jack Simpkins Realty
327 W. Main St.
Hendersonville, Tenn. 37075