This instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

WARRANTY DEED

BOOK 5056 PAGE 74

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Barbara Mary Varchol	Same	115-13 Par. 42
(NAME) 6701 Rodney Court	(NAME)	8D-66030
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) *Dollars,*

cash in hand paid by Barbara Mary Varchol, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Harvey C. McPherson, Jr. and wife, Mary W. McPherson,

have this day bargained and sold, and do hereby transfer and convey unto the said Barbara Mary Varchol, her *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 180 on the Plan of West Meade Hills, Section 8, as of record in Book 3600, pages 61 and 62, Register's Office for said County.

Said Lot No. 180 fronts 68.85 feet on the northerly side of Rodney Court and extends back 187.35 feet on the westerly line and 476.25 feet on the southeasterly line, to a dead line, which is a broken line, measuring 500.59 feet thereon.

Being the same property conveyed to Harvey C. McPherson, Jr. and wife, Mary W. McPherson by deed from John W. Barnes, Jr. and wife, Jerry P. Barnes, recorded in Book 4404, page 958, Register's Office for said County.

This conveyance is made subject to 10-foot public utilities easement, anchor easement, 30-foot building setback line from Rodney Court, and conditions of owners certificate as shown on plan of record in book 3600, pages 61 and 62, Register's Office for said County; and to restrictive covenants of record in book 3789, page 119, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 56,000.00

Subscribed and sworn to before me, this the 10th day of August 19 76

Affiant

My commission expires: 4/21/80 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 6701 Rodney Court, Nashville, Tennessee (House Number) (Street) 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 Barbara Mary Varchol, her

heirs and assigns forever. We *covenant that* we *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1976 taxes which are prorated and assumed by the grantee.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Barbara Mary Varchol, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 6th day of August, 1976, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Mary W. McPherson

Harvey C. McPherson

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Enoch, a Notary Public in and for said County and State, Harvey C. McPherson, Jr. ~~and wife, Mary W. McPherson~~,

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 10th day of August, 19 76

Commission expires 4/21/80 Mary Enoch Notary Public

MARY ENOCH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Frank J. Hostetler Jr., a Notary Public of the State and County aforesaid, personally appeared Mary W. McPherson with whom I am personally acquainted, and who, upon oath, acknowledged ~~self to be~~ That She

~~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~~ Nashville this 6th day of August, 19 76

Commission expires 6-7-80 Frank J. Hostetler Jr. Notary Public

FRANK J. HOSTETLER JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

AUG10	CONV	56,000.00			
AUG10	S'TAX		B*	145.60	
AUG10	PR'FEE		B*	.50	
AUG10	W'DEED		B*	4.00	* 150.10

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM Harvey C. McPherson, Jr. et ux.

TO Barbara Mary Varchol

D 62656

IDENTIFICATION REFERENCE

AUG 10 3 49 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

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