FILE BOX 3

Form No. WD-1

BOOK 5057 PAGE 956

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

30,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF AUGUST, 19 76

Notary Public

MY COMMISSION EXPIRES: 1-25-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 3250 DICKERSON ROAD, NASHVILLE, TENNESSEE

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Bruce Royal Mather (NAME)	Realty Mortgage, Inc. (NAME)	6DU 17915
4945 Edmondson Pike (STREET ADDRESS OR ROUTE NUMBER)	1925 Century Blvd., N.E., #8 (STREET ADDRESS)	147-7
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30345 (CITY) (STATE) (ZIP)	7

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, Samuel C. Bates et ux Barbara C. Bates

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bruce Royal Mather et ux Sheryl Ann Mather

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. 85 on the Plan of Battery Crest, Section 1 as of record in Book 2900, Page 91, Register's Office Davidson County, Tennessee

BEING the same property conveyed to Samuel C. Bates et ux Barbara C. Bates by deed from Carl Batson et ux Bettye Batson as of record in Book 3701, Page 337 Register's Office Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants as of record in Book 3072, Page 429, Book 3098, Page 290 and Book 3707, Page 335.

THIS conveyance is subject to any and all existing easements of record.

This is ( ) unimproved ( ) improved (XX) property, known as 4945 Edmondson Pike (House Number) (Street) Nashville, TN 37211 (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 12TH day of AUGUST, 19 76

Samuel C. Bates — Samuel C. Bates

Barbara C. Bates — Barbara C. Bates

STATE OF TENNESSEE
Davidson County

BOOK 5057 PAGE 957

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel C. Bates et ux Barbara C. Bates

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 12TH day of AUGUST 19 76

Commission expires 1-4-78

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

FILE BOX 3

WARRANTY DEED

FROM

~~Samuel C. Bates~~

TO

Bruce Royal Mather

D 6 3 4 9 4

IDENTIFICATION REFERENCE

AUG 17 8 37 AM '76

REGISTER
DAVIDSON CO. TENN.

Edward Seddon
Attorney-at-Law
3250 DICKERSON ROAD
NASHVILLE, TENNESSEE 37207

AUG 17	CONV	30,500.00			
AUG 17	S TAX		B*	79.30	
AUG 17	PR FEE		B*	.50	
AUG 17	W DEED		B*	4.00	* 83.80