THIS INSTRUMENT PREPARED BY: Sloan Realty & Auction Company
1799-B N. Gallatin Road
Madison, Tn. 37115

WARRANTY DEED

BOOK 5059 PAGE 243

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James M. Truckey et ux	Dobson & Johnson, Inc.	Map 43-12
(NAME)	(NAME)	
130 Rio Vista Drive	311 Plus Park Boulevard	Par. 26
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madiosn, Tn. 37115	Nashville, Tennessee 37217	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN DOLLARS AND NO/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid receipt of which is hereby acknowledged, and other good and valuable considerations,

We, George D. Jackson and wife, Norma A. Jackson

have this day bargained and sold, and do hereby transfer and convey unto the said James M. Truckey and wife, Vera M. Truckey their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 20 and the southerly half of Lot No. 21 of Block "B" on the Revised Plan of Myatt and Eagan's Subdivision of Lot No. 8 and the westerly part of Lot No. 9 of Anderson Estates, as of record in Book 1424, page 107, Register's Office for said County.

Said Lot No. 20 and part of Lot No. 21 front together 75 feet on the easterly side of Rio Vista Drive and run back 159 feet, more or less, on the northerly line and 170 feet on the southerly line, to a dead measuring 75.72 feet thereon.

Being the same property conveyed to George D. Jackson and wife, Norma A. Jackson by deed from Jesse L. Gunter, Jr. and wife, Johnnie G. Gunter, of record in Book 4957, pages 663 and 664, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,448.89

Subscribed and sworn to before me, this the 16th day of August 19 76

Affiant

My commission expires: April 30, 1980 (Affix Seal)

Notary Public

This is unimproved (X) improved property, known as 130 Rio Vista Drive, Madison, Tn. 37115 (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 James M. Truckey and wife, Vera M. Truckey their *(successors), heirs and assigns forever.* We *covenant that* we are *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 1st mortgage with Dobson & Johnson.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* James M. Truckey and wife, Vera M. Truckey their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 16th *day of* August, 19 76 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

George D. Jackson
GEORGE D. JACKSON

Norma A. Jackson
NORMA A. JACKSON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, A. C. Sloan, *a Notary Public in and for said County and State,* George D. Jackson and wife, Norma A. Jackson

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 Madison, *Tennessee, this* 16th *day of* August, *1976.*

A. C. Sloan *Notary Public*

Commission expires 4-30-80

STATE OF TENNESSEE OF TENNESSEE A. C. SLOAN NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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 .....

AUG 19 76 CONV 18,448.89
AUG 19 76 S'TAX B* 47.84
AUG 19 76 PR'FEE B* .50
AUG 19 76 W'DEED B* 4.00 * 52.34

WARRANTY DEED

FROM
GEORGE D. JACKSON ET UX

TO
JAMES M. TRUCKEY ET UX

VERA M. TRUCKEY

PLEASE RETURN TO:
Sloan Realty & Auction
1799-B N. Gallatin Road
Madison, Tn. 37115

D 64041

IDENTIFICATION REFERENCE

AUG 19 3 32 PM '76

REGISTER

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS