BOOK 5062 PAGE 667

THIS INSTRUMENT PREPARED BY CHARLES C. MORROW, ATTORNEY
3221 NOLENSVILLE ROAD
NASHVILLE, TENNESSEE 32211

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
E. M. Derryberry, et ux (NAME)	Guaranty Mortgage Company (NAME)	6D-75006
5120 Brucewood Drive (STREET ADDRESS OR ROUTE NUMBER)	311 7th Ave. No. (STREET ADDRESS)	Map 161-6
Nashville, Tenn. 37211 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	Par. 147

FOR AND IN CONSIDERATION of the sum of $10.00----------

----------TEN & 00/100---------- *Dollars,*

Cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, and the assumption of the present mortgage on the property herein conveyed by the grantees, we:

Fred W. Cunningham and wife, Sherry S. Cunningham

have this day bargained and sold, and do hereby transfer and convey unto the said E. M. Derryberry and wife Bernice R. Derryberry

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 247 on the Plan of Huntington Park, Section Two, of record in Book 4175, page 108, Register's Office for said County.

Said Lot No. 247 fronts 84 feet along the easterly side of Brucewood Drive and runs back between lines, 155.66 feet on its northerly or northwesterly line, and 155.40 feet on its southerly or southeasterly line to a line in the rear on which it measures 84.07 feet.

Being the same property conveyed to Fred W. Cunningham, et ux, by Bill Wheeler Construction Company, Inc. by deed as recorded in Book 4590, page 14, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 32,000.00

Subscribed and sworn to before me, this the 26 day of August 19 76

Affiant Fred W. Cunningham

My commission expires 10-18-76 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 5120 Brucewood Drive, Nashville, TN 37211 (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 E. M. Derryberry and wife Bernice R. Derryberry 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.*

we *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* E. M. Derryberry and wife Bernice R. Derryberry their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 26 *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.*

Fred W. Cunningham

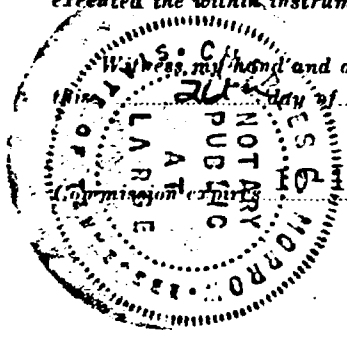
Sherry S. Cunningham

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Charles C. Morrow, a Notary Public in and for said County and State, Fred W. Cunningham and wife, Sherry S. Cunningham

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 26th day of August, 1976.



Commission expires 10-18-76

Notary Public

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 _____.

AUG27?? CONV 32,000.00
AUG27??S'TAX B* 83.20
AUG27??PR'FEE B* .50
AUG27?? W'DEED B* 4.00 * 87.70

WARRANTY DEED

FROM
FRED W. CUNNINGHAM, ET UX
TO
E. M. DERRYBERRY, ET UX

D 6 5 1 7 1

IDENTIF. REFERENCE

AUG 27 9 14 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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