SEND TAX NOTICE TO:
Mr. Gary Neil Patton
102 Drummond Drive
Nashville, Tennessee

This instrument prepared by:
Scott Daniel, Attorney
Murfreesboro, TN 37130

119-16
GA
PW

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TWENTY-FIVE THOUSAND AND 00/100 DOLLARS ($25,000.00), cash in hand paid, the receipt of which is hereby acknowledged, we, PAUL BRADFORD and wife, THELMA BRADFORD, have this day bargained and sold and by these presents do hereby transfer and convey unto GARY NEIL PATTON and wife, DORRIS ANN PATTON, their heirs and assigns, forever, that certain tract or parcel of real estate situated in the _____ Civil District of Davidson County, Tennessee, more particularly described as follows, to-wit:

> Being Lot No. 2 on the Plan of Battlewood Subdivision, Section 3, of record in Book 3300, Page 4, and more particularly described as follows:
>
> Beginning at a point on the easterly margin of Drummond Drive, at the common corners of Lots Nos. 1 and 2 on said plan; thence with the line between said Lots Nos. 1 and 2 eastwardly 328.11 feet to a "Reference Line"; thence continuing in an eastwardly direction, with the line between said Lots, 105 feet, more or less, to the center of Mill Creek; thence with the center of said creek southwardly 143 feet, more or less, to the corner of Lots Nos. 2 and 3 on said plan; thence with the line between said Lots 2 and 3, westwardly 105 feet, more or less, to a "Reference Line"; thence continuing with said line between said lots, in a westwardly direction, 317.95 feet to the easterly margin of Drummond Drive; thence with the easterly margin of Drummond Drive, northwardly 90 feet to the point of beginning.
>
> Being the same property conveyed to the undersigned by deed from Hubert C. Bratton of record in Deed Book 404, Page 707, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said real estate, together with the appurtenances, estate, title and interest thereto belonging, unto the said grantees, their heirs and assigns, forever.

We covenant with the said grantees that we are lawfully seized and possessed of said real estate, have a good

right to convey the same, and that it is unencumbered, except for the lien of 1976 taxes which are to be prorated between the parties.

We further covenant and bind ourselves, our heirs and representatives, to forever warrant and defend the title to said real estate to the said grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Possession of the property is to be given with delivery of deed.

WITNESS our hands on this 15 day of September, 1976.

Paul Bradford
Paul Bradford

Thelma Bradford
Thelma Bradford

STATE OF TENNESSEE)
: SS:
Rutherford COUNTY)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named PAUL BRADFORD and wife, THELMA BRADFORD, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument (WARRANTY DEED) for the purposes therein expressed and contained.

WITNESS my hand and official seal at office in , Tennessee, this 15 day of September, 1976.

NOTARY PUBLIC

My Commission Expires:
9-12-80.

BOOK 5070 PAGE 90

STATE OF TENNESSEE)
: SS:
Rutherford COUNTY)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $25,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Jerry N. Potter
Affiant

Sworn to and subscribed before me,

this the 13 day of September, 1976.

Scott Daniel
NOTARY PUBLIC

My Commission Expires:

5-2-80.

SCOTT DANIEL NOTARY PUBLIC

D6877

IDENTIF. REFERENCE

T

SEP 20 2 27 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

SEP 20 76	CONV	25,000.00			
SEP 20 76 S'TAX			B*	65.00	
SEP 20 76 PR'FEE			B*	.50	
SEP 20 76	W'DEED		B*	6.00	* 71.50