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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,250.00

W. Charles Oliver
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October 1976.

Notary Public

MY COMMISSION EXPIRES: 5-5-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILKINS, ADAMS & WEEMS, ATTORNEYS, 401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
W. Charles Oliver (NAME)	Engel Mortgage Company, Inc. (NAME)	Map 162-10
536 Roxanne Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	Parcel 119
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama (CITY) (STATE) (ZIP)	5DU 61285

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, DONALD S. BENTON and wife, ANNE M. BENTON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. CHARLES OLIVER and wife, LAVERNE E. OLIVER

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:

LAND in Davidson County, Tennessee, being Lot No. 119 on the plan of Brook View Estates, Section 2, of record in Book 4460, page 163, Register's Office for said County.

SAID Lot No. 119 fronts 70 feet on the northerly margin of Roxanne Drive and extends back 214.05 feet on the easterly line and 200.00 feet on the westerly line to a dead line in the rear, measuring 106.12 feet thereon.

BEING the same property conveyed to Donald S. Benton and wife, Anne M. Benton by deed from Rodney D. Simmons d/b/a Premier Homes, and wife, Linda R. Simmons of record in Book 4893, page 30, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 536 Roxanne Drive, Antioch, Tennessee 37013
(House Number) (Street) (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 hands this 27th day of October, 19 76

Donald S. Benton

Anne M. Benton

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald S. Benton and wife, Anne M. Benton

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 27th day of October, 1976

Commission expires 2-5-77

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) 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

WARRANTY DEED

FROM

DONALD S. BENTON and wife,

ANNE M. BENTON

TO

W. CHARLES OLIVER and wife,

LAVERNE E. OLIVER

D 74497

IDENTIF. REFERENCE

OCT 28 8 54 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Return to
WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219

OCT 28 76	CONV	37,250.00			
OCT 28 76	S'TAX		B*	96.72	
OCT 28 76	PR'FEE		B*	.50	
OCT 28 76	W'DEED		B*	4.00	* 101.22