FORM NO. WD-1

BOOK 5082 PAGE 972

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $27,500.00

Johnnie M. Scoggins
Affiant

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

Notary Public

MY COMMISSION EXPIRES: 5-20-79
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Attorney - 2525 Lebanon Rd.- Nashville, Tenn. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johnnie M. Scoggins (NAME)	Engel Mortgage Company, Inc. (NAME)	26W07745
3202 Overlook Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	104-10
Nashville, Tenn. 37212 (CITY) (STATE) (P. O. ZIP)	Birmingham, Ala. 35201 (CITY) (STATE) (ZIP)	156

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~~ I, Wayne H. Carden

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Johnnie M. Scoggins and wife, Shirley N. Scoggins

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. 159 of Dr. R. W. Grizzard's Subdivision of part of the Bosley Tract not of record and being described by survey of John Kohl dated 10/18/76 as follows:

SAID Lot No. 159 fronts 70 feet on the northerly side of Overlook Drive (formerly Hillside Drive) and extends back 180 feet on the westerly side line and 180 feet on the easterly side line to the rear line which measures 70 feet thereon.

BEING the same property conveyed to Wayne H. Carden and wife, Shirley N. Carden by deed from Jerry L. Cashion and wife, Shelby W. Cashion of record in Book 4604, page 776, Register's Office for Davidson County, Tennessee; the said Shirley N. Carden being divested of all right, title and interest in and to the same and vested in Wayne H. Carden by Final Decree of Divorce of the Fifth Circuit Court for Davidson County, Tennessee, Docket No. 80824, of record in Book 5081, page 297, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3202 Overlook Drive, Nashville, Tenn. 37212
(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

WAYNE H. CARDEN: Wayne H. Carden

WANDA L. CARDEN: Wanda L. Carden

STATE OF TENNESSEE
Davidson County

BOOK 5082 PAGE 973

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wayne H. Carden and wife, Wanda L. Carden

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 27 day of October 1976

Commission expires 5-20-79

Helen L. Davidson
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
WAYNE H. CARDEN

TO
JOHNNIE M. SCOGGINS ET UX
SHIRLEY N. SCOGGINS

D 74701

IDENTIF. REFERENCE

OCT 29 9 48 AM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OCT29'76	CONV	27,500.00			
OCT29'76	S'TAX		B*	71.50	
OCT29'76	PR'FEE		B*	.50	
OCT29'76	W'DEED		B*	4.00	* 76.00