Instrument Prepared By:

BOOK 5130 PAGE 785

Kelley, Herbert & Crawford
Floor, L & C Tower

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
90-4-6	H.L. Buchanan	New Owner 6410 Frisco Drive Nashville, Tennessee 37209
FIELD BOOK NUMBER(S) 8DA-26063	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. PROPERTY IS ☐ IMPROVED ☒ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good valuable considerations, the receipt of which is hereby acknowledged,

APR-4 CONV *1,500.00
APR-4 S'TAX B* 3.90
APR-4 PR'FEE B* .50
APR-4 W'DEED B* 4.00 * 8.40

HORACE BATSON ROGERS andwife, BARBARA FAY ROGERS

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto H. L. BUCHANAN and wife, MARY BUCHANAN

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being "Parcel A Reserved" on the Plat of West Nashville Annex, a Resubdivision of Lots 21, 22,39,40,41 as of record in Plat Book 3106, page 25.

Said "Parcel A Reserved" fronts 50 feet on the easterly margin of Annex Avenue and extends back 167.5 feet between parallel lines, to an alley.

Being the same property conveyed to Horace Batson Rogers and wife, Barbara Fay Rogers, by deed from H. L. Buchanan and wife, Mary P. Buchanan, as of record in Book 5017, page 669.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 19th day of January, 1977.

Horace Batson Rogers

Barbara Fay Rogers

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5130 PAGE 787

Before me, Douglas A. Bruce, a Notary Public in and for the State and County aforesaid, personally appeared the within named Horace Batson Rogers and wife, Barbara Fay Rogers 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, the 19th day of January, 1977.

My commission expires: 4-23-78

Douglas A. Bruce
Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS:

$1,500.00 Amount

H. L. Buchanan

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF March 1977

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL)

Douglas A. Bruce
Notary Public

D 96860

IDENTIFICATION REFERENCE

APR 4 12 22 PM '77

FEE REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

HORACE BATSON ROGERS AND WIFE

TO

H. L. BUCHANAN AND WIFE

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd National Bank Bldg.
Nashville, Tennessee 37219

DAVID L. HERBERT
23rd Floor, L & C Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____
Notary Public