BOOK 5141 PAGE 345

WARRANTY DEED

* It is understood by the parties that part of the consideration for this conveyance is the assumption of and agreement to pay by the grantees the balance of a note which is secured by a Deed of Trust of record in Book 4588, page 737, said Register's Office.

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible]

Mary E. Blanchette
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April, 19 77.

J. K. Woodard
Notary Public

MY COMMISSION EXPIRES: [illegible]
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY
J. K. Woodard, Attorney, 223 Madison Street, Madison, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary E. Blanchette (NAME)	Lomas and Nettleton (NAME)	11 D-54535
801 Bryan Street (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1056 (STREET ADDRESS)	Map 43-7
Old Hickory, Tennessee (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	par 21

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, Steve B. Campbell and wife, Alice F. Campbell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary E. Blanchette, an unmarried person

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. 126 on the unrecorded plan of Tracts 1 and 13 in the Anderson Estates, said plan being a part of the Anderson Estates, as of record in Book 1130, page 37, Register's Office for said County, and said Lot of said unrecorded plan being described according to a survey made by Anderson and Gee, Surveyors, August 5, 1946, as follows:

Lot No. 126: Beginning at a point on the westerly margin of McArthur Drive, said point being the common corner of Lots Nos. 125 and 126, and said point being 155.3 feet northerly from a concrete monument located at the northwest corner of the intersection of Roosevelt Avenue and McArthur Drive; thence westerly with the dividing line between said Lots Nos. 125 and 126, 150 feet to a point, said point being the common corner of Lots Nos. 125, 126, 155 and 156; thence northerly with the dividing line between Lots Nos. 126 and 155, 52.4 feet to a point, said point being the common corner of Lots Nos. 126 and 128, 154 and 155; thence easterly with the dividing line between Lots Nos. 126 and 128, 150 feet to a point on the westerly margin of McArthur Drive; thence southerly with the westerly margin of McArthur Drive, 50 feet to the point of beginning.

Being the same property conveyed to Steve B. Campbell and wife, Alice F. Campbell by deed from Robert E. Taylor et ux of record in Book 4746, page 305, said Register's Office (*See assumption clause-top of page.

This is ( ) unimproved ( ) improved property, known as 304-B McArthur Drive, Madison, Tennessee 37115
(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 25th day of April, 1977

Steve B. Campbell — Alice F. Campbell

Steve B. Campbell — Alice F. Campbell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steve B. Campbell and wife, Alice F. Campbell

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 Madison, Tenn. this day of April, 1977

Commission Expires Jan. 16 1980 — J. K. Hall — Notary Public

STATE OF
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 purpose 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

APR29'77 CONV 15,309.41
APR29'77 S'TAX B* 39.78
APR29'77 PR'FEE B* .50
APR29'77 W'DEED B* 4.00 * 44.28

WARRANTY DEED

FROM
Steve B. Campbell et ux

TO
Mary E. Blanchette

TITLE INSURED BY POLICY NUMBER:

E01158

Title Associates, Inc. Title Assurance Service

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York