THIS INSTRUMENT PREPARED BY
DOZIER AND DARROW ATTORNEYS AT LAW
14th FLOOR THIRD NATIONAL BANK BLDG.
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

BOOK 5144 PAGE 92

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Donald R. Anderson et ux (NAME)	Security Mtg. Co. (NAME)	
4901 Atwood (STREET ADDRESS OR ROUTE NUMBER)	1st American Center (STREET ADDRESS)	146-3
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. (CITY) (ZONE) (STATE)	29 pw

FOR AND IN CONSIDERATION of the sum of THIRTY ONE THOUSAND and no/100----------
----------($31,000.00)---------- Dollars,

of which $12,403.89 has been paid in cash by Donald R. Anderson and wife, Madine C. Anderson, the receipt of which is hereby acknowledged and for the remainder, Donald R. Anderson and wife, Madeline C. Anderson have assumed and agree to pay the unpaid balance of $18,596.11 of an original indebtedness in the amount of $20,500.00 secured by deed of Trust of record in Book 4356 page 67, Register's Office for Davidson County.

I, Daphne C. Rooker, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said Donald R. Anderson and wife, Madeline C. Anderson, their

~~XXXXXX~~ heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 400 on the map of an Addition to Section One Revised, Crieve Hall Estates as of record in Book 2083, page 95, Register's Office for said County.

Said Lot No. 400 fronts 251.4 feet on the west side of Atwood Drive and runs back between lines 242.6 feet on the south line and 348.5 feet on the northwesterly line to a point in the rear, and is triangular in shape.

Being the same property conveyed to Daphne C. Rooker, by deed from Thomas P. Kanaday, Jr., Trustee, recorded in Book 4731, page 572, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $31,000.00

Subscribed and sworn to before me, this the 5th day of May, 1977

Affiant Donald R Anderson

My commission expires My Commission Expires Feb. 19, 1979 (Affix Seal)

Notary Public Raymond H Darrow

This is unimproved ( ) improved ( ) property, known as 4901 Atwood, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Donald R. Anderson and wife, Madeline C. Anderson, their

~~XXXXXX~~ heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Donald R. Anderson and wife, Madeline C. Anderson, their ~~XXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 5th day of May, 1977, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Daphne C. Rooker

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Reynard H. Draves, a Notary Public in and for said County and State, Daphne C. Rooker

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of May, 1977

My Commission Expires Feb. 19, 1979 Reynard H. Draves Notary Public

Commission expires

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that ....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

MAY-5?? CONV 31,000.00
MAY-5?? S'TAX 8* 30.60
MAY-5?? FEE 8* .50
MAY-5?? RECD 8* 4.00 * 35.10

E 02273

IDENTIF. REFERENCE

MAY 5 12 55 PM '77

REGISTER
DAVIDSON CO., TENN.

WARRANTY DEED

FROM
Daphne C. Rooker
TO
Donald R. Anderson et ux

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238