Prepared by: Rick M. Johnson
95 White Bridge Rd. Suite 407
Nashville, Tennessee 37205

WARRANTY DEED BOOK 5163 PAGE 40

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Juanita Hearn	SAME	95-3
(NAME)	(NAME)	
2323 Sweetwood	2616 Windemere Dr.	75
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville Tn. 37214	3D-5630
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TWENTY-SEVEN AND NO/100 DOLLARS ($27,000.00) *Dollars,*
Cash in hand paid by the hereinafter named grantee and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, Caroline D. Henderson and Freda Henderson

have this day bargained and sold, and do hereby transfer and convey unto the said Juanita Hearn, a widow

her *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 126 on the Plan of Merry Oaks, as of record in Book 1835, pages 67 and 68, Register's Office for Davidson County, Tennessee.

Beginning at a point on the westerly margin of Fairway Drive, at the common corner of lots 126 and 151; thence with the line between said lots, westwardly 125 feet to a corner of lot 127; thence with the line between lots 126 and 127, northwardly 127.9 feet to the southerly margin of Sweetwood Road; thence with the margin of said Road, eastwardly 94.6 feet to a point, and continuing with the same eastwardly 29 feet to the beginning of a curve; thence along said curve, southeastwardly 40.4 feet to the westerly margin of Fairway Drive; thence with the margin of said Drive, southwardly 113.5 feet to the beginning.

Being the same property conveyed to Caroline D. Henderson and Freda Henderson by deed from Ruby Agnes Phillips SanAnton and husband Lewis SanAnton of record in Book 3578, page 362, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 27,000.00

Subscribed and sworn to before me, this the 22nd day of June, 19 77

Affiant

My commission expires: 7-26-79 (Affix Seal)

Notary Public

This is { unimproved } { x } improved property, known as 2323 Sweetwood, 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 Juanita Hearn,
a widow her *(successors),*
heirs and assigns forever. We *covenant that* We are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves; our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Juanita Hearn, a widow
her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness Our hand S this 17th day of June, 19 77 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Caroline D. Henderson

Freda Henderson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5163 PAGE 41

Personally appeared before me, The Undersigned, a Notary Public in and for said County and State,

Caroline D. Henderson

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, Tennessee, this 7 day of June, 1977.

Peter E. Lynch
Notary Public

Commission expires 2-4-1977

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ..... CONV 27,000.00 ....., with whom I am personally acquainted, and who, upon oath, acknowledged ..... self to be ..... of the ..... 23-STAX B* 10.20 ..... COFFEE B* 50 ....., 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 .....

Personnally appeared before me, the undersigned, a Notary Public in and for said County and State, Freda Henderson, the within named bargainor, with whom I am personnally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness ny hand and offical seal at Nashville, Davidson County, Tennessee, this the ____ day of June, 1977.

Notary Public

My Commission expires: 7-30-79

WARRANTY DEED

FROM Henderson

TO Hearn

E 10752

TENNESSEE REFERENCE

JUN 23 10 41 AM '77

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-1631
NASHVILLE, TENNESSEE 37238