BOOK 5192 PAGE 998

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,950.

Affiant: RICHARD J. SANDERS

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2nd DAY OF September, 19 77

Notary Public

MY COMMISSION EXPIRES: 9-12-78

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
THOMAS, HALLIBURTON & BALLIN
107 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
M/M Richard J. Sanders (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	148-8-88
4603 Artelia Drive (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	2DU-23124
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	

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, MARSHA LEE LARKIN, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD J. SANDERS and wife, MARGARET P. SANDERS

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. 24 on the Plan of Hazelwood, Section 13, as of record in Book 4595, page 98, Register's Office for said County and State, to which said plan reference is hereby made for a more complete legal description of said lot.

BEING the same property conveyed to James M. Larkin, Jr., and wife, Marsha L. Larkin by deed from R. B. Woodroof and wife, Margrette Woodroof, of record in Book 4738, page 49, and further being the same property conveyed to Marsha Lee Larkin by divorce decree of record in Book 5174, page 691, Register's Office for Davidson County, Tennessee.

The said Marsha L. Larkin and Marsha Lee Larkin, being one and the same person.

This conveyance, however, is subject to any and all easements and rights of way of public record and to Restrictions of record in Book 4657, page 258, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (XX) property, known as 4603 Artelia Drive, Antioch, Tennessee 37013
(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 my hand this 2nd day of September, 19 77

X Marsha Lee Larkin
MARSHA LEE LARKIN
also known as MARSHA L. LARKIN

BOOK 5192 PAGE 999

STATE OF TENNESSEE }
DAVIDSON County }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Marsha Lee Larkin

the 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 2nd day of September, 19 77

Commission expires 9-12-78

Notary Public

STATE OF TENNESSEE }
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

TO

E 24199

IDENTIF. REFERENCE

SEP 6 9 18 AM '77

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

DELTA TITLE COMPANY
TWO INTERNATIONAL PLAZA DRIVE
SUITE 520
P. O. BOX 17351
NASHVILLE, TENNESSEE 37217

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

SEP-6-77	CONV	37,950.00			
SEP-6-77	S'TAX		B*	85.54	
SEP-6-77	PR'FEE		B*	.50	
SEP-6-77	W'DEED		B*	4.00	* 90.04