This instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

BOOK 5205 PAGE 109

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS | SEND TAX BILLS TO | MAP PARCEL NUMBERS |
|---|---|---|
| Charles E. McBride, et ux | The Chamberlain Company | Map 162-10 |
| (NAME) | (NAME) | |
| 617 Roxanne Drive | 620 Lindsay Street | Parcel 189 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Antioch, Tennessee 37211 | Chattanooga, Tennessee 37403 | |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* Ten and no/100----------
----------($10.00)----------
*Dollars,*

cash in hand paid by Charles E. McBride and wife, Donna K. McBride and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

OCT-4E CONV 41,750.00
OCT-4E S'TAX B* 108.42
OCT-4E PR'FEE B* .50
OCT-4E W'DEED B* 4.00 * 112.92

We, Jerry Glenn Peters and wife, Vonda Jean Peters,

*have this day bargained and sold, and do hereby transfer and convey unto the said* Charles E. McBride and wife, Donna K. McBride,

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 194 on the Plan of Brookview Estates, Section 2, as of record in Book 4460, page 163, Register's Office for said County.

Said Lot No. 194 fronts 90 feet on the southerly side of Roxanne Drive and extends back 122.39 feet on the easterly line and 120.71 feet on the westerly line to a dead line measuring 90.42 feet thereon.

Being the same property conveyed to Jerry Glenn Peters and wife, Vonda Jean Peters, by deed from Bob Haley Associates, Inc., of record in Book 4997, page 575, Register's Office for said County.

This conveyance is made subject to an easement for public utilities, anchor easements, and building setback lines and conditions of owner's certificate, as shown on Plan of record in Book 4460, page 163; and restrictive covenants of record in Book 4689, page 561, 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 $ 41,750.00
Subscribed and sworn to before me, this the 30th day of September 19 77
Affiant
My commission expires: 8/12/81 (Affix Seal)
Notary Public

This is unimproved ( ) improved (X) property, known as 617 Roxanne Drive, Antioch, Tennessee 37211
(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*
Charles E. McBride and wife, Donna K. McBride,
their *(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* Charles E. McBride and wife, Donna K. McBride,
their
*(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our hands this 30th day of September, 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.*

Jerry Glenn Peters
Vonda Jean Peters

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Doris E. Moran, *a Notary Public in and for said County and State,* Jerry Glenn Peters and wife, Vonda Jean Peters,

*the within named 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* 30th *day of* September, *19*77.

Doris E. Moran
*Notary Public*

DORIS E. MORAN NOTARY PUBLIC DAVIDSON COUNTY, TENN.

*Commission expires* 8/12/81

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* .....

**WARRANTY DEED** G-232749

FROM

Jerry Glenn Peters, et ux

TO

Charles E. McBride, et ux

E 29325

IDENTIF. REFERENCE

OCT 4 9 41 AM '77

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238