Perpared by; James K. Woodard
Attorney At Law
223 Madison Bldg
Madison, Tn. 37115

BOOK 5206 PAGE 512

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ferguson Shelby Lumber Co (NAME)	Ferguson-Shelby Lumber Co. (NAME)	Map 72-6
912 Ben Allen Road (STREET ADDRESS OR ROUTE NUMBER)	912 Ben Allen Road (STREET ADDRESS)	Parcel 257
Nashville, Tenn. 37216 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37216 (CITY) (ZONE) (STATE)	DA 12125

FOR AND IN CONSIDERATION of the sum of $4,500.00

Four Thousand Five Hundred and 00/100 ($4,500.00) Dollars,

cash in hand paid by Bert C. Ferguson and James Roger Ferguson, doing business as Ferguson-Shelby Lumber Co., and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

We, William M. Mitchell and wife, Gladys Mitchell

have this day bargained and sold, and do hereby transfer and convey unto the said

Bert C. Ferguson and James Roger Ferguson, D/B/A Ferguson-Shelby Lumber Co.

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being a triangular strip out of the northeast corner of Lot No. 15 and all of Lot No. 16 except a triangular strip out of the southwest corner on the Plan of Bransford Realty Company's Subdivision of Maxey Avenue and Gallatin Road property, as of record in Book 332, page 44, Register's Office for said County, described together as follows:

BEGINNING on the southerly margin of Maxey Avenue or Lane at the corner of Lots Nos. 16 and 17; thence with the line between said two lots, southwardly 200 feet to the northerly margin of an alley' thence with said alley, westwardly 44 feet to a point 6 feet east of the easterly line of Lot No. 15; thence northwardly 200 feet, more or less, to the southerly margin of Maxey Avenue or Lane, at a point 6 feet west of the corner of Lots Nos. 15 and 16; thence with said Avenue or Lane, eastwardly 56 feet to the beginning.

BEING the same property conveyed to William M. Mitchell and wife, Gladys Mitchell by deed from Bruce E. Griffith, Jr., William P. Griffith, Walter L. Griffith, Charles H. Griffith, Earl B. Griffith and Lucille G. Crouch, heirs of Florence B. Mellott of record in Book 4729, Page 531 RODC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 4,500.00

Subscribed and sworn to before me, this the 27th day of September 19 77

Affiant

My commission expires: August 6, 1980 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1110 McGavock Pike Nashville, Tenn. 37216 (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 Bert C. Ferguson and James Roger Ferguson, D/B/A Ferguson-Shelby Lumber Co.

(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 our heirs and representatives, to warrant and forever defend the title to said real estate to said Bert C. Ferguson and James Roger Ferguson D/B/A Ferguson-Shelby Lumber Co.

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 27th 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.

William M. Mitchell

Gladys Mitchell

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Paul C. Blankenship, *a Notary Public in and for said County and State,* William M. Mitchell and wife, Gladys Mitchell

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 27th *day of* September, *19* 77.

Paul C. Blankenship
Notary Public

PAUL C. BLANKENSHIP NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires August 6, 1980

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 .....

OCT-77	CONV	*4,500.00			
OCT-77	S'TAX		B*	11.70	
OCT-77	PR'FEE		B*	.50	
OCT-77	W'DEED		B*	4.00	* 16.20

WARRANTY DEED

FROM

TO

Mail to: Commerce Union Bank

E 29969

IDENTIF. REFERENCE

Oct 7 8 54 AM '77

FELIX J. ALSUP, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE