BOOK 5245 PAGE 148

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ROBERT E. EARHEART (NAME)	SAME (NAME)	MAP 150-1
5065 LEBANON RD. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 39
OLD HICKORY, TENN. (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

37174

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,
and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 5105, page 572, Register's Office for Davidson County, Tennessee.

We, William J. C. Maynard and wife, Janie E. Maynard

*have this day bargained and sold, and do hereby transfer and convey unto the said Robert E. Earheart, his

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

Being Lot No. 171 on the Plan of Edge-O-Lake Estates, Section, I, of record in Book 3600, page 43, and amended in Book 3818, page 494, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more particular description thereof.

Being the same property conveyed to William J. C. Maynard and wife, Janie E. Maynard, by deed from M. Benson, et ux Louise Benson and James Colacino, et ux Shirley Colacino of record in Book 5105, page 570, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchaser. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 39,500.00

Subscribed and sworn to before me, this the 17th day of January, 1977

Affiant

My commission expires: MAR 1, 1980 (Affix Seal)

Notary Public

This is unimproved (X) improved property, known as 480 Royal Hill Rd. (House Number) (Street) Nashville, Tenn. 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 Robert E. Earheart, his

(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, except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Robert E. Earheart, his

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

Witness our hand S this 17th day of January, 1978, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon

Stahlman Building, Nashville, Tennessee

William J. C. Maynard

Janie E. Maynard

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ollie Mai Parsley, *a Notary Public in and for said County and State,* William J. C. Maynard and wife, Janie E. Maynard

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* 17th *day of* January, *19* 78

Commission expires 2-21-79

Ollie Mai Parsley *Notary Public*

OLLIE MAI PARSLEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

JAN 23 78	CONV	39,900.00			
JAN 23 78	S'TAX		B*	103.74	
JAN 23 78	PR'FEE		B*	.50	
JAN 23 78	W'DEED		B*	4.00	* 108.24

WARRANTY DEED

FROM
WILLIAM J. C. MAYNARD, ET UX

TO
ROBERT E. EARHEART

E 46989

IDENTIF. REFERENCE

JAN 23 11 28 AM '78

FEE $
DAVIDSON COUNTY

REGISTER

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

PEDIGO & SAINDON