...ment Prepared by:
...D B. HERBERT

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...Kelley, Herbert & Crawford
...Floor, L & C Tower
...le, Tennessee 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
128-10-24	Carl O. Fletcher Ruth F. Fletcher	Mortgage Corporation of the South 2119 Sixth Avenue, North Birmingham, AL 35202
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 101876
DD-57458	7936 Stallion Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

JAN 26 78	CONV	34,000.00			
JAN 26 78	S'TAX		B*	88.40	
JAN 26 78	PR'FEE		B*	.50	
JAN 26 78	W'DEED		B*	4.00	* 92.90

Carl Dwayne Brooks and wife, Linda H. Brooks

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Carl O. Fletcher and wife, Ruth F. Fletcher

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 71, Stacy Square Subdivision, Section 2, of record in Book 4175, Page 30, Register's Office for Davidson County, Tennessee.

SAID Lot No. 71 fronts 75.0 feet on the northeasterly margin of Stallion Drive and extends back between two lines measuring 133.4 feet on the southwesterly line and 130.6 feet on the northeasterly line to a dead line in the rear measuring 84.71 feet thereon.

BEING the same property conveyed to Carl Dwayne Brooks and wife, Linda H. Brooks, by deed from Raymond H. Roberts and wife, Mattie Louise Roberts, of record in Book 4457, Page 981, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to restrictions of record in Book 4379, Page 833, Register's Office for Davidson County, Tennessee and any existing easements of record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. Except taxes for the current year which have been prorated and assumed by Grantee herein.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 25th day of January, 1978.

Carl Dwayne Brooks
Carl Dwayne Brooks

Linda H. Brooks
Linda H. Brooks

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, THE UNDERSIGNED, a Notary Public in and for the State and County aforesaid, personally appeared the within named Carl Dwayne Brooks and wife, Linda H. Brooks the 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, the 25th day of January, 1978.

My commission expires: 4-23-78

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,000.00

Affiant Ruth F. Fletcher

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF January, 1978

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL) Notary Public

E 47606

IDENTIF. REFERENCE

JAN 26 10 45 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM Carl Dwayne Brooks, Linda H. Brooks

TO Carl O. Fletcher, Ruth F. Fletcher

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____

Notary Public