WARRANTY DEED

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,994.38

Milton F. Derryberry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 1978.

Notary Public

MY COMMISSION EXPIRES: 4/15/81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214T
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MILTON F. DERRYBERRY (NAME)	GUARANTY MORTGAGE COMPANY (NAME)	149-3
2539 EDGE-O-LAKE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	Par 77
NASHVILLE, TN. (CITY) (STATE) (P. O. ZIP)	Nashville Tn. 37237 (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, CHARLES W. BLANKENSHIP AND WIFE, PATSY S. BLANKENSHIP

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MILTON F. DERRYBERRY AND WIFE, PAULA G. DERRYBERRY

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. 459 ON THE PLAN OF EDGE-O-LAKE ESTATES, SECTION 6A, AS OF RECORD IN BOOK 4595, PAGE 168, SAID REGISTER'S OFFICE.

SAID LOT NO. 459 FRONTS 80.0 FEET ON THE SOUTHERLY MARGIN OF EDGE-O-LAKE DRIVE AND EXTENDS BACK 137.24 FEET ON THE EASTERLY LINE AND 153.11 FEET ON THE WESTERLY LINE TO A DEAD LINE IN THE REAR MEASURING 100.27 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO CHARLES W. BLANKENSHIP AND WIFE, PATSY S. BLANKENSHIP BY DEED FROM PAUL G. MITCHELL AND WIFE, REBECCA S. MITCHELL, AS OF RECORD IN BOOK 5174, PAGE 37, SAID REGISTER'S OFFICE.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN BOOK 5174, PAGE 39, SAID REGISTER'S OFFICE.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO THE GRANTEES, AS IS THE HAZARD INSURANCE, EXCEPT THAT THE EXISTING ESCROW OVERAGE IS TO BE REFUNDED TO THE GRANTORS, BY THE MORTGAGEE.

This is unimproved ( ) improved (X) property, known as 2539 EDGE-O-LAKE DRIVE, NASHVILLE, TN.
(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 OUR hand S this 27TH day of JANUARY, 1978

Charles W. Blankenship

Patsy S. Blankenship

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5248 PAGE 790

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named CHARLES W. BLANKENSHIP AND WIFE, PATSY S. BLANKENSHIP

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, TN. this 27th day of JANUARY, 1978

Commission Expires 5-18-81

John R. Bowen
Notary Public

STATE OF
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 purpose 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

FEB-2 78 CONV 49,994.38
FEB-2 78 S'TAX B* 130.00
FEB-2 78 PR'FEE B* .50
FEB-2 78 W'DEED B* 4.00 * 134.50

P.O. Box 225

WARRANTY DEED

FROM
CHARLES W. BLANKENSHIP ET UX

TO
MILTON F. DERRYBERRY ET UX

TITLE INSURED BY POLICY NUMBER:

E 48722

Title Associates, Inc. FEB 2 10 47 AM '78 REFERENCE

Compliments of
Title Associates, Inc.
REPRESENTING
US-LIFE TITLE INSURANCE
Company of New York