This instrument prepared by:
WILLIAMS CRIELLY & WILDMAN
Attorneys - at - Law
Suite 100, Cumberland Office Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

WARRANTY DEED

BOOK 5254 PAGE 831

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Ernest Eugene Carter et ux	First Tennessee Bank	11D 14055
(NAME) 601 Barbara Drive	(NAME) P. O. Box 474	Map 51-3
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee 37115	(STREET ADDRESS) Memphis, Tennessee 38101	Parcel 200
(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 and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, HUBERT S. ROSE AND WIFE, MARGARET ROSE,

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

ERNEST EUGENE CARTER AND WIFE, W. ANN CARTER,

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 47 on the Plan of Pleasant Acres Section II, of record in Book 2133, page 75, Register's Office for said County.

Said Lot No. 47 fronts 80 feet on the southerly margin of Barbara Drive and extends back 295 feet on the westerly line and 237.7 feet on the easterly line to a line in the rear measuring 140 feet thereon.

Being the same property conveyed to Hubert S. Rose and wife, Gertrude Rose, by deed from Robert A. Castleman and wife, Jacqueline Lois Castleman, of record in Book 2297, page 161, said Register's Office; the said Gertrude Rose having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,500.00

Subscribed and sworn to before me, this the 16th day of February 19 78

Affiant Ernest Eugene Carter

My commission expires: 2/2/81 (Affix Seal)

Notary Public

This is unimproved ( ) improved (XX) property, known as 601 Barbara Drive, (House Number) (Street) Madison 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

Ernest Eugene Carter and wife, W. Ann Carter, 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* Ernest Eugene Carter and wife, W. Ann Carter, their

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

Witness our hand s *this* 16th *day of* February, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Hubert S Rose
Hubert S. Rose

Margaret Rose
Margaret Rose

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Hubert S. Rose and wife, Margaret Rose, *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 Madison, *Tennessee, this* 16th *day of* February, *19*78.

Diane L. Hoyd *Notary Public*

Commission expires 2/2/81

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

FROM

HUBERT S. ROSE ET UX

TO

ERNEST EUGENE CARTER ET UX

FEB21 78 CONV 41,500.00
FEB21 78 S'TAX B* 107.90
FEB21 78 PR'FEE B* .50
FEB21 78 W'DEED B* 4.00 * 112.40

E 5137.9

IDENTIF. REFERENCE

FEB 21 11 32 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Lawyers Title of Nashville, Inc.

POST OFFICE BOX 742 • 101 CUMBERLAND STREET
MADISON, TENNESSEE 37115
AREA CODE 615/868-8700

Felix Bag 12