BOOK 5261 PAGE 445

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 10 DAY OF March, 19 78.

Notary Public

MY COMMISSION EXPIRES: 8-13-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
W. Thomas Schmitz, Suite 808 United Artists Tower, 50 Music Square West
NAME Nashville, TN 37203 ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. & Mrs. Roger Turnbow (NAME)	Dobson & Johnson, Inc. (NAME)	Map 135-5
320 Melvin Jones Road (STREET ADDRESS OR ROUTE NUMBER)	311 Plus Park Boulevard (STREET ADDRESS)	Parcel 54
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, TN (CITY) (STATE) (ZIP)	02DU-07501

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, John Richard Jarvis and wife, Connie Jean Jarvis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roger D. Turnbow and wife, Jovenia R. Turnbow

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:

Being Lot No. 59 on the Plan of Town Park Estates, of record in Plat Book 3300, pages 64 and 65, Register's Office for said County.

Said Lot No. 59 fronts 191.18 feet on the east side of Melvin Jones Road, and runs back 162.3 feet on the north side of said lot and 185.7 feet on the south side of said lot to a broken line in the rear on which it measures 232.94 feet thereon.

Being the same property conveyed to John Richard Jarvis and wife, Connie Jean Jarvis, by deed from Phillip R. Simons and wife, Nancy R. Simons, of record in Book 4527, page 761, Register's Office for said County.

Said property, however, is conveyed subject to an existing indebtedness in the original principal amount of $20,800.00 in favor of Dobson & Johnson, Inc. which indebtedness is secured by a Deed of Trust in favor of Dobson & Johnson, Inc. and Albert Wm. Johnson, Trustee, of record in Book 4527, page 763, Register's Office for Davidson County, Tennessee, which indebtedness and Deed of Trust the purchasers assume and agree to pay; and further subject to all taxes for the current year, restrictions, easements and covenants of record and all zoning ordinances or laws of the governmental authority.

unimproved ( ) This is improved (X) property, known as 320 Melvin Jones Road, Nashville, TN 37217
(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 hands this 10th day of March, 1978

John Richard Jarvis

Connie Jean Jarvis

STATE OF TENNESSEE
Davidson County

BOOK 5261 PAGE 446

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named John Richard Jarvis and wife, Connie Jean Jarvis

the bargainors, 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 10th day of March 1978

Commission expires 8-13-78

W. Thomas Johnson
Notary Public

STATE OF TENNESSEE
Davidson 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 purposes 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

WARRANTY DEED

FROM

John Richard Jarvis and wife, Connie Jean Jarvis

TO

Roger D. Turnbow and wife, Jovenia R. Turnbow

E 54334

IDENTIF. REFERENCE

MAR 13 9 35 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR 13 78	CONV	38,900.00			
MAR 13 78	S'TAX		B*	101.14	
MAR 13 78	PR'FEE		B*	.50	
MAR 13 78	W'DEED		B*	4.00	* 105.64