This Instrument is prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5302 PAGE 699

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Randy Lynn Scruggs et ux	Same	Map 132-2
(NAME)	(NAME)	
808 Glen Leven Drive		Parcel 51
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37204		
(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 by Randy Lynn Scruggs and wife, Sandra Diane Scruggs and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, William F. Brandes and wife, Clarissa A. Brandes

have this day bargained and sold, and do hereby transfer and convey unto the said Randy Lynn Scruggs and wife, Sandra Diane Scruggs, their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 26 on the Revised Plat of Thompson's Glen Leven Subdivision, of record in Plan Book 3, page 20, of the Chancery Court at Nashville,described as follows:
Beginning at a point in the easterly margin of Glen Leven Road, the common corner of Lots Nos. 26 and 27; thence with the line between said lots easterly 340.5 feet to a point, the common corner of Lots Nos. 26 and 24; thence with the line between said lots northerly 81.6 feet to an intercorner of Lot No. 24; continuing with said line between said lots northwesterly 245 feet to the southeasterly margin of Glen Leven Road; thence with the margin of the same around a curve, southwesterly 332.3 feet to the point of beginning.

Being the same property conveyed to William F. Brandes and wife, Clarissa A. Brandes by deed from Guy Sidney McClellan, of record in Book 4513, page 66, said Register's Office.

This conveyance is subject to reservation for an easement for right-of-way for telephone, etc., as of record in Book 382, page 531, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater for this transfer is $ 138,500.00

Affiant

Subscribed and sworn to before me, this the 20th day of June 19 78

Notary Public

My commission expires: 4/18/82 (Affix Seal)

This is improved (X) unimproved ( ) property, known as 808 Glen Leven Drive (House Number) (Street) Nashville, Tennessee 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 Randy Lynn Scruggs and wife, Sandra Diane Scruggs, 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,* except for 1978 taxes which are prorated and assumed by the purchasers.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Randy Lynn Scruggs and wife, Sandra Diane Scruggs, their *(successors), heirs and asrigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 20th *day of* June, 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.*

William F. Brandes

Clarissa A. Brandes

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, NANCY L. KOTA, *a Notary Public in and for said County and State,* William F. Brandes and wife, Clarissa A. Brandes

*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* 20th *day of* June, *19* 78

Nancy L Kota
Notary Public

Commission expires 4/10/82

NANCY L. KOTA NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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 .....

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM

William F. Brandes et ux

TO

Randy Lynn Scruggs et ux

JUN 23 78	CONV	90,000.00			
JUN 23 78	CONV	48,500.00			
JUN 23 78	S'TAX		B*	360.10	
JUN 23 78	PR'FEE		B*	.50	
JUN 23 78	W'DEED		B*	4.00	* 364.60

E 72935

IDENTIF. REFERENCE

JUN 23 2 39 PM '78

FELIX ... REGISTER
DAV...

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238