THIS INSTRUMENT PREPARED BY: DAVID R. KENNEDY, ATTORNEY, LANCASTER & FARMER, ATTORNEYS
SUITE 100, 4207 LEBANON ROAD, HERMITAGE, TENNESSEE 37076

(from information furnished by others)

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: BOOK 5305 PAGE 54	MAP-PARCEL NUMBERS:
Ritchie W. Garrison et ux (NAME)	THE KISSELL COMPANY (NAME)	65-9
7042 Bonnavent Drive (STREET ADDRESS OR ROUTE NUMBER)	30 WARDER Street (STREET ADDRESS)	68
Hermitage, Tennessee 37076 (CITY) (STATE) (ZIP CODE)	Springfield Ohio 45501 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- DOLLARS,

cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, CALVIN J. JONES and wife, CAROL L. JONES, the GRANTORS herein,

JUN 29 78	CONV	30,000.00			
JUN 29 78	S'TAX		B*	78.00	
JUN 29 78	PR'FEE		B*	.50	
JUN 29 78	W'DEED		B*	4.00	* 82.50

have bargained and sold, and by these presents do transfer and convey unto the said RITCHIE W. GARRISON and wife, RUTH G. GARRISON,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 102 on the Plan of Sherwood Forest, Section 3, of record in Book 4460, Page 81, Register's Office for Davidson County, Tennessee.

SAID Lot No. 102 fronts 75 feet on the easterly margin of Whittier Drive, and runs back 145 feet on the southerly sideline, and 75 feet across the rear lot line and runs back 145 feet on the northerly sideline.

BEING the same property conveyed to Calvin J. Jones et ux, Carol L. Jones by deed from Milford C. Smith et ux, Judith G. Smith of record in Book 4729, Page 729, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 4593, Page 690, Register's Office for Davidson County, Tennessee. The Grantees hereby assume a mortgage with The Kissell Company in the present principal amount of $21,759.50.

unimproved ( )
This is improved (X) property, known as 4865 Whittier Drive (House Number) (Street)
Old Hickory, Tennessee 37138 (P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 27th day of June, 19 78.

Calvin J. Jones
CALVIN J. JONES

Carol L. Jones
CAROL L. JONES

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Calvin J. Jones et ux, Carol L. Jones

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 _____, this 27th day of June, 19 78.

My commission expires 12-13-78 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 30,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Calvin J. Jones

Sworn to and subscribed before me
this 27th day of June, 19 78.

My commission expires 12-13-78 Notary Public

This instrument was prepared by:

DAVID R. KENNEDY, ATTORNEY, LANCASTER & FARMER, ATTORNEYS, SUITE 100, 4207 LEBANON ROAD, HERMITAGE, TENNESSEE 37076
(from information furnished by others) Name Address

E 73939

WARRANTY DEED

FROM CALVIN J. JONES ET UX

TO RITCHIE W. GARRISON ET UX

IDENTIF. REFERENCE

JUN 29 10 51 AM '78

FELIX [illegible] REGISTER
D.C.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219