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

BOOK 5329 PAGE 508

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Grover T. Fuqua et ux	The Chamberlain Company	Map 105-11
(NAME)	(NAME)	
162 Rains Avenue	P. O. Box 8254	Parcel 200
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Chattanooga, Tennessee 37411	
(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 Grover T. Fuqua and wife, Lena Atkins Fuqua and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Grover T. Fuqua and wife, Lena Atkins Fuqua have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $12,100.00, secured by deed of trust of record in Book 4911, page 783, Register's Office for Davidson County, Tennessee,

We, Rodney L. Elliott and wife, Teresa E. Elliott

have this day bargained and sold, and do hereby transfer and convey unto the said Grover T. Fuqua and wife, Lena Atkins Fuqua, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being the south 15 feet of Lot No. 21, on the Plan of Aldrich Brothers & Myers Subdivision of record in Book 161, page 44, Register's Office for said County, and being the north 45 feet of Lot No. 23, on the Plan of E. T. Dumont Subdivision of record in Book 547, page 127, Register's Office for said County.

Said parts of said lots front together 60 feet on the east side of Rains Avenue and extend back 150 feet on the north line and 150 feet on the south line to an alley in the rear measuring 60 feet thereon.

Being the same property conveyed to Rodney L. Elliott and wife, Teresa E. Elliott by deed from Ruby M. McCormick Raines, a widow, of record in Book 4911, page 781, Register's Office for said County.

This conveyance is subject to a joint driveway agreement of record in Book 4999, page 317, Register's Office of Davidson County, Tennessee.

The said Teresa E. Elliott and Teresia E. Elliott are one and the same person.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,561.56

Subscribed and sworn to before me, this the 23rd day of August 19 78

X Grover T. Fuqua
Affiant

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

Nancy L. Lad
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (X) property, known as 162 Rains Avenue, (House Number) Nashville, (Street) Tennessee 37203, 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 Grover T. Fuqua and wife, Lena Atkins Fuqua, 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* Grover T. Fuqua and wife, Lena Atkins Fuqua, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 23rd *day of* August, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Rodney L. Elliott
Rodney L. Elliott

+ Teresia E. Elliott
Teresa E. Elliott

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nancy L. Kota, *a Notary Public in and for said County and State,* Rodney L. Elliott and wife, Teresa E. Elliott

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 23rd *day of* August, *19* 78

Nancy L. Kota
Notary Public

NANCY L. KOTA NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission expires 4/18/82

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 .....

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

WARRANTY DEED 77-23572D

FROM
Rodney L. Elliott et ux
TO
Grover T. Fuqua et ux

AUG 24 78 CONV 18,561.56
AUG 24 78 S'TAX B* 48.36
AUG 24 78 PR'FEE B* .50
AUG 24 78 W'DEED B* 4.00 * 52.86

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IDENTIF. REFERENCE

AUG 24 3 13 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

Phone 255-4631
NASHVILLE, TENNESSEE 37238