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

WARRANTY DEED

BOOK 5343 PAGE 789

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
John Paul Jones	First Tennessee Bank N. A. Memphis	Map 134-8
(NAME)	(NAME) P. O. Box 474	Parcel 31
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Memphis, Tennessee 38101	
(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 John Paul Jones and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, James C. Gardner and wife, Norma J. Gardner

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

his *(successors), heirs and assigns*

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

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of Town Park Estates, as of record in Book 3300, pages 64 and 65, Register's Office for said County. Beginning at a point on the southeasterly margin of Southwind Drive, at the corner of Lots Nos. 10 and 11 on said Plan; thence with the line between said two lots, southeastwardly 232.3 feet to the southwest corner of said Lot No. 11, being in the northern boundary line of Lot No. 9 on said Plan; thence with the line between said Lots Nos. 9 and 10, westwardly 250.25 feet to the easterly margin of Carillon Drive; thence with same, northwardly 144 feet to the beginning of a curve having a radius of 25 feet; thence around said curve in a northeasterly direction 37.89 feet to a point on the southeasterly margin of said Southwind Drive; thence with same northeastwardly 161.26 feet to the beginning.

Being the same property conveyed to James C. Gardner and wife, Norma J. Gardner by deed from Robert Ray Gardner and wife, Adda May Gardner of record in Book 4432, page 620, Register's Office for said County.

This conveyance is subject to a 10-foot easement for public utilities and drainage, 30-foot building setback line from Southwind Drive, and Carillon Drive, anchor easement at southwest and northeast corners of premises, and conditions of Owner's Certificate of record in Book 3300, pages 64 & 65, said Register's Office; and restrictive covenants of record in Book 3400, page 120, as amended in Book 3436, page 43, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $50,000.00

Subscribed and sworn to before me, this the 27th day of SEPT 19 78

Affiant

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

Notary Public

This is unimproved ( ) improved (X) property, known as 1611 Southwind Drive, Nashville, Tennessee 37211 (House Number) (Street) 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 John Paul Jones, his *(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* John Paul Jones, his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 27th *day of* September, 1978, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James C. Gardner

Norma J. Gardner

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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,* James C. Gardner and wife, Norma J. Gardner

*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* 27 *day of* SEPT., *19*78.

NANCY L. KOTA NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Nancy L. Kota
Notary Public

Commission expires 9/18/82

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 235280

FROM

James C. Gardner et ux

TO

John Paul Jones

SEP 29 78	CONV	50,000.00				
SEP 29 78	S'TAX		B*	130.00		
SEP 29 78	PR'FEE		B*	.50		
SEP 29 78	W'DEED		B*	4.00	*	134.50

E 9 1 3 0 9

IDENTIF. REFERENCE

Sep 29 8 05 AM '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