3953 02/20 143.00- CHECK

BOOK 5396 PAGE 699

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $52,333.53

J. Mark Carpenter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF February, 19 79.

Notary Public

MY COMMISSION EXPIRES: 11-17-80
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
J. Mark Carpenter (NAME)	Third National Mortgage Co. (NAME)	173-1
408 Carl Miller Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	32
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	5DU 61901

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 SIDNEY M. B. SANDBERG and wife, BARBARA J. SANDBERG

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. MARK CARPENTER

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:

LAND in Davidson County, Tennessee, being Lot No. 21 on the plan of Monte Carlo Estates, Section 1, of record in Book 4675, page 68, Register's Office for said County.

SAID Lot No. 21 fronts 80.0 feet on the westerly margin of Carl Miller Drive and extends back 168.87 feet on the northerly line and 230.20 feet on the southerly line to a dead line in the rear, measuring 147.47 feet thereon.

BEING the same property conveyed to Sidney M. B. Sandberg and wife, Barbara J. Sandberg by deed from Larry S. Alexander and wife, Brenda K. Alexander of record in Book 5020, page 241, Register's Office for Davidson County, Tennessee.

IT is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to John W. Murphree Company of record in Book 4848, page 215, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

THIS instrument is executed on behalf of BARBARA J. SANDBERG by SIDNEY M. B. SANDBERG as her Attorney in Fact pursuant to a recorded Power of Attorney of record in Book 5394, page 698, Register's Office for Davidson County, Tennessee

This is improved (XX) unimproved property, known as 408 Carl Miller Drive, Antioch, TN 37013
(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 unincumbered, 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 hand s this 14th day of February, 19 79

Sidney M. B. Sandberg

Barbara J. Sandberg
By: Sidney M. B. Sandberg
Attorney-in-fact

BOOK 5396 PAGE 700

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sidney M. B. Sandberg

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 14th day of February 1979.

Commission expires 11-17-80

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

SIDNEY M. B. SANDBERG and wife,

BARBARA J. SANDBERG

TO

J. MARK CARPENTER

F. I. 4 8 2 1.

IDENTIFICATION REFERENCE

FEB 20 1 32 PM '79

REGISTER
DAVIDSON COUNTY, TENN.

Row 1, Box 8 (dlj)

WILKINS, ADAMS, WEEMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sidney M. B. Sandberg with whom I am personally acquainted, and who acknowledged that he executed the within instrument on behalf of Barbara J. Sandberg as her Attorney in Fact as the free act and deed of the within named Barbara J. Sandberg.

Witness my hand and official seal at Nashville, Tennessee, the 14th day of February, 1979.

My Commission Expires:

11-17-80

Notary Public