BOOK 5571 PAGE 562

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Martin James Gurton	Commerce Union	Map 174-15
(NAME) 4037 Navaho Trail	(NAME) ~~San Marcos Dr~~ P.O. Box 2546	Par 135
(STREET ADDRESS OR ROUTE NUMBER) Antioch, Tenn 37013	(STREET ADDRESS) Nashville, Tenn 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 5224, page 856, Register's Office for Davidson County, Tennessee.

We, Ernest J. Emmons, Jr. and wife, Marcia E. Emmons

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

Martin James Gurton and wife, Lorna Helen Gurton,

their the Grantees herein, ~~their (successors)~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee being Lot No. 23 on the Plan of Apache Hills, Section Five, Part Two, of record in Book 5050, page 39, Register's Office for said County.

Said Lot No. 23 fronts 91.48 feet on the westerly margin of Navaho Trail and extends back 127.98 feet on the northwesterly line and 90.98 feet on the southeasterly line to a dead line in the rear, measuring 77.26 feet thereon.

Being the same property conveyed to Ernest J. Emmons, Jr. and wife, Marcia E. Emmons by deed from John F. Brady, III and wife, Christa H. Brady of record in Book 5372, page 105, and re-recorded in Book 5373, page 258, in the 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 $ 51,000.00

Subscribed and sworn to before me, this the 26 day of February 1980

Affiant

My commission expires: 9-11-82
(Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as ..... (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees 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.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 26th day of February, 19 80, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ernest J. Emmons, Jr.

Marcia E. Emmons

This Instrument Was Prepared By

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jackie W. Charlton *a Notary Public in and for said County and State,* Ernest J. Emmons, Jr. and wife, Marcia E. Emmons

*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* 26 *day of* February, *19* 80

Jackie W. Charlton *Notary Public*

Commission expires 11-12-80

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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 .....

170 . 02/29 140.66- CHECK

WARRANTY DEED

FROM
ERNEST J. EMMONS, JR., ET UX
TO
MARTIN JAMES GURTON, ET UX

F 7 8 4 4 6

IDENTIF. REFERENCE

FEB 29 8 40 AM '80

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Mail to: Century 21 Charlton Realty
490 Bell Road
Nashville, Tenn. 37217

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

PRICO & SAINDON

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

51635.60- CO
134.16 CO TX
.50 PRFEE
6.00 WDEED
CHECK 140.66-
5170A02/29/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 78446

IDENTIFICATION REFERENCE

FEB 29 8 40 AM '80

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 744387