Prepared By:
KING & BALLOW
24th Floor
First American Center
Nashville, TN 37238

2694 06/05 11.18- CHECK

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John R. Sutton	Same	27W 24645
(NAME)	(NAME)	
1303 McKennie Avenue		Map 83-1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206		r 286
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BOOK 5609 PAGE 655

FOR AND IN CONSIDERATION of the sum of Ten and no/100---------- *Dollars,*

cash in hand paid and other valuable consideration including Grantees promise to pay the unpaid balance owing on a note secured by a vendor's lien secured by an installment deed of record in Book 5243, page 968, Register's Office for Davidson County, Tennessee.

We, John L. Pendleton and wife, Delia Pendleton

have this day bargained and sold, and do hereby transfer and convey unto the said John Robert Sutton and wife, Roy Dean Sutton

~~[illegible]~~ all of our right, title and interest in certain real estate in Davidson County, Tennessee, as follows: *the Grantees herein, their (successors), heirs and assigns*

Being Lot No. 23 on the Map of John W. Love's Subdivision of Greenwood, as of record in Book 332, Page 4, Register's Office for said County.

Said Lot No. 23 fronts 50 feet on the Northerly side of McKennie Avenue and runs back between lines, 169.3 feet on the Easterly line and 167.6 feet on the Westerly line to an alley, on which it measures 50 feet.

Being the same property conveyed to John L. Pendleton, et ux, et al, by deed from Thomas R. Blackwell of record in Book 5243, page 968, 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 $ 1,800.00

Subscribed and sworn to before me, this the 5 day of June 19 80

Affiant John L. Pendleton

My commission expires: 4-17-83 (Affix Seal)

Notary Public

This is improved XX unimproved ( ) property, known as 1303 McKennie Avenue, Nashville, TN 37206
(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 5th *day of* June *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.*

John L. Pendleton Delia Pendleton

BOOK 5609 PAGE 656

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible], *a Notary Public in and for said County and State,* John L. Pendleton and wife, Delia Pendleton

*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* 5 *day of* June, *19* 80

[illegible] *Notary Public*

Commission expires 4-17-83

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 .....

RUSH

WARRANTY DEED

FROM
John L. Pendleton, et ux

TO
John Robert Sutton

F 92283

IDENTIF. REFERENCE

JUN 5 4 02 PM '80

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

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

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5609 PAGE 657

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
			1800.00-	CO
			4.65	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	11.15-
			2694A06/05/80 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 92283

T
IDENTIF. REFERENCE

JUN 5 4 02 PM '80

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 760042