BOOK 5615 PAGE 429

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$69,250.00 Paul R. McCombs, III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF June, 1980

Notary Public

MY COMMISSION EXPIRES _____

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. 1161 MURFREESBORO RD. SUITE 248 NASHVILLE, TN. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Paul R. McCombs, III (NAME)	Guaranty Mortgage Company (NAME)	141-15
7428 Rolling River Pky (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 786 (STREET ADDRESS)	9
Nashville, TN 37221 (CITY) (STATE) (P. O ZIP)	Brentwood, TN 37027 (CITY) (STATE) (ZIP)	9D 68161

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, Allen Earps and wife, Betty Frances Earps

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul R. McCombs, III and Cynthia V. Wood

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:

Being Lot No. 268 on the Plan of Rolling River Estates Subdivision, Section II as of record in Book 5200, page 7, Register's Office for Davidson County, Tennessee.

Said Lot No. 268 fronts 82.31 feet on the southerly margin of Rolling River Parkway and extends back 170.88 feet on the northeasterly line, which is a broken line and 150 feet on the southwesterly line to a dead line in the rear which measures 74.08 feet thereon.

Being the same property conveyed to Allen Esrps and wife, Betty Frances Earps by deed from Home Federal Savings & Loan Association of Nashville of record in Book 5408, page 682, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all easements and restrictions of record.

F.9450

IDENTIF. REFERENCE

JUN 20 1 25 PM '80

FELIX Z. WINSTEAD, REGISTER
DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved (XX) property, known as 7428 Rolling River Parkway, Nashville, TN 37221
(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 unencumbered, 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 18th day of June, 1980

Allen Earps

Allen Earps

Betty Frances Earps

Betty Frances Earps

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Allen Earps and wife, Betty Frances Earps

the 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 18th day of June 19 80

Commission expires 10/18/81

Notary Public

STATE OF TENNESSEE }

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, 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

Allen Earps

TO

Paul R. McCombs, III

Return to:
LAWYER'S ESCROW SERVICE
1161 MURFREESBORO ROAD, SUITE 248
NASHVILLE, TENNESSEE 37217

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5615 PAGE 431

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
			69250.00-	CO
			175.92	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	186.42-
5512	06/20/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 9 4 4 5 0

IDENTIF. REFERENCE

JUN 20 1 29 PM '80

FELIX Z. WILSON TE REGISTE.
DAVIDSON COUNTY, TENN.

No. 763952