THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
100 New Long Hollow Pike, Goodlettsville, Tennessee, 37072

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maurice Early ET UX (NAME)	Same (NAME)	Map 52-7
624 Larkin Springs Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 27 1/2
Madison, TN 37115 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	BOOK 5718 PAGE 706

For and in Consideration of the sum of ----------TEN---------- .....

----------($10.00)---------- *DOLLARS*

cash in hand paid, receipt of which is hereby acknowledged, Mable G. Jensen, a single woman, hereinafter referred to as the grantor,

have bargained and sold, and by these presents do transfer and convey unto the said Maurice Early and wife, Linda F. Early *their heirs and assigns, a certain tract or parcel of land in* Davidson *County, State of Tennessee, described as follows, to-wit:*

BEING the northerly portion of Lot 32, Block "A", on the Plan of Home Acres (Revised) by Blanchard and Parrish, Engineers, and more specifically described as follows:

BEGINNING at a point in the westerly margin of Larkin Springs Road, said point being the northeasterly corner of a tract conveyed to Maurice Early, et. ux., of record in Book 5500, Page 228 Register's Office for Davidson County, Tennessee, and said point being northwardly 417.60 feet, more or less from the northerly margin of Neelys Bend Road, thence northwestwardly 213.0 feet to a point in the line between Lot 31 and Lot 32; thence with the line of Lot 31, eastwardly 209.5 feet to a point in the westerly margin of Larkin Springs Road; thence with said margin of Larkin Springs Road southwardly 45 feet to the point of beginning.

Being a part of the same property conveyed to Mable Graves Jensen by deed from Marguerite Medlin, a widow, and son James Bean Medlin of record in Book 1855, Page 55 Register's Office for Davidson County, Tennessee.

Mable G. Jensen and Mable Graves Jensen being one and the same person.

This instrument prepared from information furnished by the parties.

The property herein conveyed is subject to restrictive covenants of record in Book 1369, Page 311, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $6,000.00

Affiant

Subscribed and sworn to before me, this the 6th day of Dec. 1985

Notary Public

My commission expires: (Affix Seal)

unimproved (X)
This is improved ( ) property, known as 624 Larkin Springs Road, Madison, TN
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Maurice Early and wife, Linda F. Early their *heirs and assigns, forever.*

And I *do covenant with the said* Maurice Early and wife, Linda F. Early *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as appears of record.

And Mable Graves Jensen, a single woman *do further covenant and bind* her *heirs and representatives, to warrant and forever defend the title to the said land to the said* Maurice Early and wife, Linda F. Early *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 27th *day of* January, 19 81, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Mable Graves Jensen
Mable Graves Jensen

STATE OF CALIFORNIA }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named* Mable Graves Jensen, a single woman

the bargainor, *with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at BANK OF AMERICA LOMALINDA CH *Tennessee, this* 27th *day of* February, 1981.

OFFICIAL SEAL
NANCY WALLIS
NOTARY PUBLIC - CALIFORNIA
SAN BERNARDINO COUNTY
My comm. expires SEP 30, 1983

Nancy Wallis, *Notary Public.*

Commission Expires

STATE OF }
COUNTY OF }

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named*

the bargainor, *with whom I am personally acquainted, and who acknowledged that* *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at, *this* *day of*, 19.....

....., *Notary Public.*

Commission Expires.....

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.....

03/09 14.06- CHECK

WARRANTY DEED

FROM

MABLE GRAVES JENSEN

TO

MAURICE EARLY ET UX

G 32267

THIS INSTRUMENT IDENTIFICATION REFERENCE

MAR 9 9 24 AM '81

FILED AND RECORDED
DAVIDSON COUNTY, TENN.

PUSH

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 112 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

BOOK 5718 PAGE 709

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5718 PAGE 710

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
			600.00- CO	
			1.56 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	14.06-
3537A03/09/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

632267

IDENTIF. REFERENCE

MAR 9 9 24 AM '81

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

No. 810290