BOOK 5962 PAGE 555

Re-Record
BOOK 5976 PAGE 519

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$53,513.28 Billy E. Eubanks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF June, 1981

Notary Public

MY COMMISSION EXPIRES: 4/17/83
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL-NUMBERS |
|---|---|---|
| Billy E. Eubanks (NAME) | (NAME) | 75-4-169 |
| 545 Augusta Drive (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | 4D65160 |
| Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

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, Linwood O. Jarrell, III and wife Donna S. Jarrell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Billy E. Eubanks and wife Virginia Sue Eubanks

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. 419, on the Plan of Tulip Grove, Section 6, of record in Book 4460, Page 19, Register's Office for Davidson County, Tennessee.

Said Lot No. 419 fronts 98.0 feet on the northeasterly margin of Augusta Drive and extends back 149.50 feet on the northwesterly line and 134.80 feet on the southeasterly line to a broken line in the rear measuring 90.24 feet thereon.

Being the same property conveyed to the within named Grantors by deed of record in Book 5318, Page 125, RODCTN.

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

Reference is hereby made to an instrument entitled Specific Power of Attorney wherein Linwood O. Jarrell, III and wife Donna S. Jarrell appoint John Lewis Scott, Sr. as their true and lawful Attorney-In-Fact for the expressed purpose of this conveyance. Said Power of Attorney is dated May 9, 1981, and is being recorded simultaneously herewith.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.
DEC 13 11 23 AM '81
IDENTIF. REFERENC

Received
H 2 1 2 1 8

This is unimproved ( ) improved (XX) property, known as 545 Augusta Drive, Hermitage, TN 37076
(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 hands this 4th day of June, 1981

Linwood O. Jarrell, III Linwood O. Jarrell, III by John Lewis Scott, Sr. his attorney-in-fact
by John Lewis Scott, Sr., his Attorney-In-Fact

Donna S. Jarrell Donna S. Jarrell by John Lewis Scott Sr. her attorney-in-fact.
by John Lewis Scott, Sr., her Attorney-In-Fact

STATE OF TENNESSEE
Davidson County

BOOK 5962 PAGE 556 Re-Recorded
BOOK 5976 PAGE 520

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Lewis Scott, Sr., Attorney-In-Fact by and for Linwood O. Jarrell, III and wife Donna S. Jarrell

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 Madison, Tennessee, this 4th day of June, 1981

Commission expires 4/17/83

W. K. Georgas
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
Linwood O. Jarrell, III
Donna S. Jarrell

TO
Billy E. Eubanks
Virginia Sue Eubanks

H 16695

IDENTIF. REFERENCE

MAY 10 12 07 PM '82

DAVIDSON COUNTY, TN

RETURN TO:
SERVICE TITLE OF MIDDLE TENNESSEE
Suite 209 Cumberland Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

STATE OF TENNESSEE
DAVIDSON COUNTY

On this 4th day of June, 1981, before me personally appeared JOHN LEWIS SCOTT, SR. to me known to be the person who executed the foregoing instrument in behalf of LINWOOD O. JARRELL, III and wife, DONNA S. JARRELL and acknowledged that he executed the same as the free act and deed of the said LINWOOD O. JARRELL, III and wife, DONNA S. JARRELL.

Witness my hand and official seal at Madison, Tennessee, this the 4th day of June, 1981.

W. K. Georgas, Jr., Notary Public

My Commission Expires: 4/17/83

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE