WARRANTY DEED

BOOK 6020 PAGE 879

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,503.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF March, 1983

Notary Public

MY COMMISSION EXPIRES: 10-21-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILLIAM G. TRABER, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214C
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SAMUEL EDWARD STUBBLEFIELD ET UX (NAME)	NEW GUARDIAN MORTGAGEE CORPORATION (NAME)	75-13
5037 BONNAMEADE DRIVE (STREET ADDRESS OR ROUTE NUMBER)	14 FRONT STREET (STREET ADDRESS)	PAR 10
HERMITAGE, TENNESSEE 37076 (CITY) (STATE) (P. O. ZIP)	HEMPSTEAD, NEW YORK 11550 (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, I, TERRENCE L. COBB AND WIFE, PATSY L. COBB

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SAMUEL EDWARD STUBBLEFIELD AND WIFE, KATHY SUSAN STUBBLEFIELD

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. 454 ON THE PLAN OF HERMITAGE HILLS, SECTION V, OF RECORD IN BOOK 3300, PAGES 1 AND 2, REGISTER'S OFFICE FOR SAID COUNTY.

LOT NO. 454, FRONTS 79 FEET ON THE SOUTHERLY MARGIN OF BONNAMEADE DRIVE AND RUNS BACK BETWEEN LINES MEASURING 180.63 FEET ON THE WESTERLY SIDE AND 217.1 FEET ON THE EASTERLY SIDE, THE LATER LINE BEING A BROKEN LINE TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 71.35 FEET.

BEING THE SAME PROPERTY CONVEYED TO TERRENCE L. COBB BY DEED FROM ZAN W. DICK, UNMARRIED, AS OF RECORD IN BOOK 5378, PAGE 952, SAID REGISTER'S OFFICE.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN BOOK 5328, PAGE 269, SAID REGISTER'S OFFICE.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO THE GRANTEES, AS IS THE HAZARD INSURANCE.

This is unimproved ( ) improved (X) property, known as 5037 BONNAMEADE DRIVE, HERMITAGE, TENNESSEE 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 MY hand this 10th day of MARCH, 19 83

X TERRENCE L. COBB

X PATSY L. COBB

3240

03/15 11:52 - 03

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6020 PAGE 880

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named TERRENCE L. COBB And WIFE PATSY L. COBB.

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 NASHVILLE, TENNESSEE this 10th day of MARCH, 19 83

Commission Expires 10-21-84

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TN

STATE OF
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 {his oath / their several oaths} acknowledged {himself / themselves} 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 purpose 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

H 3 6 0 7 0

IDENTIF. REFERENCE

MAR 15 9 12 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TERRENCE L. COBB, ET UX

TO

SAMUEL EDWARD STUBBLEFIELD ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York

MAIL TO:
W. G. TRABER
P.O. BOX 140255
NASHVILLE, TENN. 37214

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 6020 PAGE 681

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
			43503.00- CO	
			113.10 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 119.60-	
			3240A03/15/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H36070

IDENTIF. REFERENCE

MAR 15 9 12 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 935194