WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert L. Scruggs and wife, Joyce Winston Scruggs	SAME (NAME)	171-4
Suite 1200, One Commerce Place (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	29
Nashville, Tn. 37239 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

BOOK 5073 PAGE 293

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, Steve Adams and wife, Jeanine G. Adams, and Larry Adams and wife, Kellene H. Adams

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert L. Scruggs and wife, Joyce Winston Scruggs

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. 96, Cloverland Acres, Section Eleven, of record in Book 5200, page 93, Register's Office for said County, to which plan reference is hereby made for a more complete description of said lot.

Being part of the same property conveyed to Steve Adams and Larry Adams, by deed from Ira T. Adams and Eugene R. Williams, of record in Book 5267, page 42, said Register's Office.

The above property is conveyed subject to the following:

1. 1983 Metropolitan Government taxes.

2. Restrictive covenants of record in Book 5344, page 519, said Register's Office.

3. The Plan of record in Book 5200, page 93, said Register's Office.

4. Water line easement of record in Book 4506, page 48, said Register's Office, which might affect said property.

unimproved (X)
This is improved ( ) property, known as (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 successors, assigns 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 10 day of June, 19 83

Steve Adams — Larry Adams

Jeanine G. Adams — Kellene H. Adams

Form 3

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 6073 PAGE 294

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Steve Adams, 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 10 day of June, 19 83.

Commission Expires: April 19, 1987

Roger [illegible]
Notary Public

STATE OF)

COUNTY OF)

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 day of , 19 .

My Commission Expires: Notary Public

WARRANTY DEED

FROM

Steve Adams and wife, Jeanine G. Adams, and Larry Adams and wife, Kellene H. Adams

TO

Robert L. Scruggs and wife, Joyce Winston Scruggs

RETURN TO:

Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 20,000.00

Robert L. Scruggs

Subscribed and sworn to before me this 10 day of June, 19 83

My Commission Expires: 7/2/85

Carol L. Rivers
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Larry Adams, 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 office at Nashville, Tennessee, on this 10 day of June, 1983.

Roger Shreffler
Notary Public

My Commission Expires: April 19, 1987

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jeanine G. Adams, 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 office at Nashville, Tennessee, on this 10 day of June, 1983.

Roger Shreffler
Notary Public

My Commission Expires: April 19, 1987

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kellene H. Adams, 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 office at Nashville, Tennessee, on this 10 day of June, 1983.

Roger Shreffler
Notary Public

My Commission Expires: April 19, 1987

H 5 3 3 1 1

IDENTIF. REFERENCE

JUN 10 3 08 PM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR BOOK 6073 PAGE 296

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			20000.00- CO	
			52.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	61.50-
4140A06/10/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 5.3 1 1

IDENTIF. REFERENCE

JUN 10 3 09 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 955439