ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Mr. and Mrs. Donald R. Vaughn, Jr. (NAME)	Same (NAME)	Map 51-12
413 Beech Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 97
Madison, TN 37115 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6341 PAGE 401

For and in consideration of the sum of Ten and 00/100---------- DOLLARS

and other valuable consideration and the assumption of a Deed of Trust of record in Book 5314, page 62 Register's Office for Davidson County, Tennessee,

Betty Ruth Smithson

have bargained and sold, and by these presents do transfer and convey unto the said Donald R. Vaughn, Jr. and wife, Alicia K. Vaughn

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING LOT NO. 34 on the Plan of Montague Park, as of record in Book 421, page 141, Register's Office for said County.

SAID Lot No. 34 fronts 137-1/2 feet on the northelry side of Beech Avenue and runs back 187-1/2 feet on the easterly line and 188 feet, more or less, on the westerly line with the east margin of a two foot strip marked "Reserved" to a dead line, measuring 125 feet thereon.

BEING the same property conveyed to J. B. Smithson and wife, Betty Ruth Smithson, by deed from L. H. Hardaway and L. O. Hardaway, of record in Book 4199, page 344, Register's Office for Davidson County, Tennessee the said J. B. Smithson now deceased and being the same property as set out in Land Sale Contract of record in Book 5946, page 201 Register's Office for said County.

This is unimproved ( ) improved (X) property, known as 413 Beech Avenue (House Number) (Street) Madison, Tennessee 37115 (P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 this 18th day of July, 1984.

Betty Ruth Smithson

Betty Ruth Smithson

BOOK 6341 PAGE 402

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 Betty Ruth Smithson

the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this 18th day of July, 1984.

My commission expires 7-21-84 Notary Public Rebecca A. Wiggs

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and , executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as .

Witness my hand and seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 43,314.51 This is equal to or greater than the property would bring at a fair and voluntary sale.

Jimmie D. Hawkins

Sworn to and subscribed before me this 18th day of July, 1984.

My commission expires 7-21-84 Notary Public Rebecca A. Wiggs

This instrument was prepared by:

Jimmie D. Hawkins, 110 Gatewest Bldg., 515 Two Mile Parkway, Goodlettsville, TN 37072

Name Address

DUPLICATE
Tax paid on this contract
In the amount of 112.58
on instrument # H 11488
recorded in Davidson
County Registers Office
Date 7-19-84
Dep. Reg.
B. Edwards

PUSH

I 37250

IDENTIFICATION REFERENCE

JUL 19 10 09 AM '84

REGISTER
DAVIDSON COUNTY, TN

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

WARRANTY DEED

FROM Betty Ruth Smithson

TO Donald R. Vaughn and wife, Alicia K. Vaughn

4910 07/19 6.00- CHECK