04-64-1894-5

BOOK 6457 PAGE 266

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
TRAVIS L. DOUGHARTY etux	Security Federal Savings & Loan Assn.	75-9-108
(NAME)	(NAME)	
3901 Bonnavista Drive	4235 Hillsboro Road	4 D 33522
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee 37076	Nashville, Tennessee 37215	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------($10.00)---------- ----------TEN AND NO/100---------- DOLLARS

Cash in hand paid by Travis L. Dougharty and wife, Margaret B. Dougharty, and other good and valuable consideration, the receipt of which is hereby acknowledged.

BOBBIE JOE SPENCER, single
have bargained and sold, and by these presents do transfer and convey unto the said
TRAVIS L. DOUGHARTY and wife, MARGARET B. DOUGHARTY

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. 244 on the Plan of Hermitage Hills, Section II Revised, as of record in Book 2900, page 112, Register's Office for said County, as follows:

BEGINNING in the northerly margin of Jacksonian Drive at the corner of Lots 244 and 245, thence westerly with said Drive, 105.19 feet; thence around a curve in a northerly direction 39.27 feet to a point in the southeasterly margin of Bonnavista Drive; thence with the margin of the same, northeasterly 131.63 feet to the corner of Lots 244 and 275; thence with the line between said lots, southeasterly 112.6 feet to the corner of Lots 244 and 245; thence with the line between said lots in a southwesterly direction 103.5 feet to the beginning.

Being the same property conveyed to Bobbie Joe Spencer etux June J. Spencer by deed from Malvin Homes, Inc., a Tennessee Corporation of record in Book 3161, page 67, Register's Office for Davidson County, Tennessee.

By Quit Claim Deed from June P. Spencer of record in Book 6457, page 264, said Register's Office, she conveyed her interest in subject property to Bobbie Joe Spencer.

unimproved ( )
This is improved (X) property, known as 3901 Bonnavista Drive (House Number) (Street)
Hermitage, Tennessee 37076
(P.O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, which 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 hands this 20th day of December, 1984.

Bobbie Joe Spencer

BOBBIE JOE SPENCER, single

BOOK 6457 PAGE 267

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said County and State, _____ Bobbie Joe Spencer, single, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office in Nashville, this 20th day of December, 1984

Carolyn B. Smith
NOTARY PUBLIC

My Commission Expires: 11-1-87

STATE OF TENNESSEE
COUNTY OF _____

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

Witness my hand and seal, at office in _____, this _____ day of _____, 1984.

_____
NOTARY PUBLIC

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 47,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Travis L. Dougharty

Sworn to and subscribed before me
this 20th day of December, 1984.

My commission expires 11-1-87 Notary Public Carolyn B. Smith

This instrument was prepared by:

John M. Jordan, Attorney, 4235 Hillsboro Road, Nashville, Tennessee 37215
Name Address

3308 12/26 130.00- CHECK
WARRANTY DEED

FROM Bobbie Joe Spencer, single

TO Travis L. Dougharty and wife, Margaret B. Dougharty

1:7:25:1:6:
IDENTIF. REFERENCE
DEC 28 1 17 PM '84
FELIX Z. HILLSMAN II REGISTER
DAVIDSON COUNTY, TN

UNION TITLE COMPANY, INC.
4235 Hillsboro Road
P.O. Box 158116
Nashville, Tennessee 37215-8116

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

RECEIVED OF _____

FOR _____

BOOK 6457 PAGE 268

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

47500.00- CAMT.
123.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 130.00-
830BA12/26/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1725 16

IDENTIF. REFERENCE

DEC 28 1 17 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 96058