File Box # 35 248860

This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert H. Vannatta (NAME)	Third National Mortgage Company (NAME)	
625 Templewood Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2628 (STREET ADDRESS)	MAP 96-11
Nashville, Tennessee 37214 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	PARCEL 72

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ---------- $10.00 ---------- *Dollars,*

Cash in hand paid by Robert H. Vannatta and wife, Mary G. Vannatta and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

BOOK 6597 PAGE 468

Freddie G. McGuire, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Robert H. Vannatta, and wife, Mary G. Vannatta

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot Nos. 798 and 799 on the Plan of Clover Hill Subdivision, Section 10, as of record in Plat Book 2331, page 57, Register's Office for said County.

Said Lot No. 798 fronts 50 feet on the east margin of Templewood Court and extends back 192.6 feet on the north line and 125.2 feet on the west line to a broken rear line, measuring 224.8 feet thereon.

Said Lot No. 799 fronts 117.17 feet on the east margin of Templewood Court and extends back 201.6 feet on the north line and 192.6 feet on the south line to a rear line, measuring 68.4 feet thereon.

Being the same property conveyed to Freddie G. McGuire, by deed from Deborah A. McGuire of record in Book 6394, page 709, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ $50,000.00

Subscribed and sworn to before me this the 1st *day of* July *19* 85

Affiant Robert H. Vannatta

My commission expires: 5-20-87 *(Affix Seal)*

Notary Public

NOTARY PUBLIC LARGO

unimproved ( )
This is improved (XX) property, known as 625 Templewood Court, Nashville, Tennessee 372[illegible]
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 1st *day of* July *19* 85 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

CHECK 07/02/85 12:50 4203

Freddie G. McGuire

Freddie G. McGuire

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Freddie G. McGuire, unmarried

the within named bargainor, *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 purpose therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 1st *day of* July, *19*85.

Judy A. Dobbs
Notary Public

Commission expires 5-20-87

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *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* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

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

_____
Notary Public

Commission expires _____

J 1 7 9 2 4

IDENTIF. REFERENCE

JUL 2 3 2 29 PM '85

FELIX Z. WILSON III, REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

FROM
Freddie G. McGuire

TO
Robert H. Vannatta etux

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 256-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			60000.00- CONT. 156.00 CSTAX .50 PRFEE 6.00 WDEED CHECK 162.50- 4203A07/02/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J1:7924

IDENTIF. REFERENCE

JUL 2 3 27 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 150496