This Instrument Was Prepared By:
Thomas C. Binkley, Esquire
Trabue, Sturdivant & DeWitt
25th Floor, Nashville City Center
511 Union Street
Nashville, Tennessee 37219

BOOK 7877 PAGE 970

Address New Owner(s):
Mr. & Mrs. Worth A. Roberts
2105 Early Street
Nashville, TN 37206

Send Tax Bills to
Mr. & Mrs. Worth A. Roberts
2105 Early Street
Nashville, TN 37206

Map: 83-10
Parcel: 355

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Delbert C. Dixon and wife, L. B. Dixon**, (the "Grantor"), has this day bargained and sold, and does hereby transfer and convey to **Worth A. Roberts and wife, Wilma Dean Roberts** (the "Grantee"), its successors and assigns, the following described land in Davidson County, Tennessee, to-wit:

> TRACT I: Land in Davidson County, Tennessee, being Lot 35 on the Plan of Rolling Acres, as of record in Plat Book 1130, page 34, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being part of the same property conveyed to Delbert C. Dixon and wife, L. B. Dixon by deed from Thomas C. Binkley and wife, Joyce F. Binkley of record in Book 4653, Page 515, Register's Office for Davidson County, Tennessee.

This is unimproved property known as Lot 35, Rolling Acres, Nashville, Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

AND Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as herein set out. Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 19th day of June, 1989.

Delbert C. Dixon

L. B. Dixon

455 53 JUN 29 4 06 PM '89

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Delbert C. Dixon, the 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 purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of June, 1989.

Sharron C. Couch
Notary Public

My Commission Expires: 1-23-93

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named L. B. Dixon, 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 Nashville, Tennessee, this 27th day of June, 1989.

Sharron C. Couch
Notary Public

My Commission Expires: 1-23-93

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

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

Worth A. Roberts
Affiant

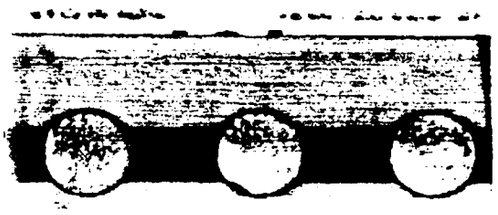
Subscribed and sworn to before me, this 27th day of June, 1989.

Sharron C. Couch
Notary Public

My Commission Expires: 1-23-93

OFFICIAL RECEIPT

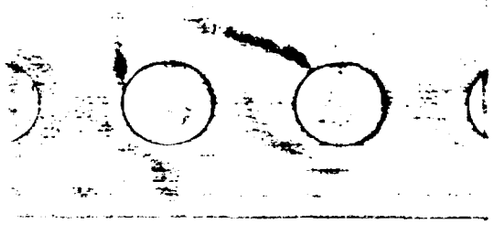
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

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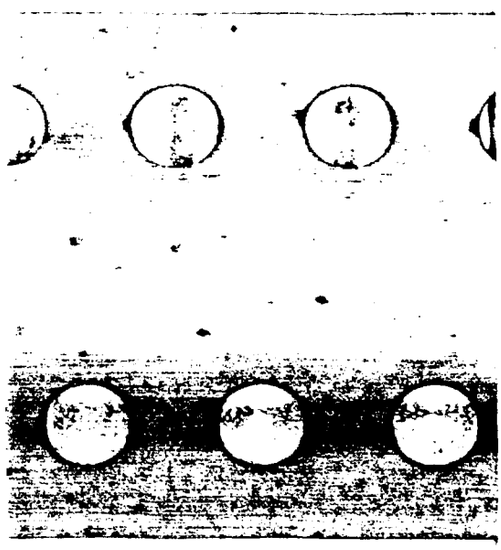


CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

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

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 20000.00
				CON TX 66.00
				PRFEE 0.50
				WDEED 6.00
				TOTAL 72.50
				CHECK 72.50
			06/29/89 01	16:09 0001 0346



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45563

JUN 29 4 06 PM '89

No. 224622