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BOOK 10233 PG 271

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2209 CRESTMOOR ROAD,
NASHVILLE, TN. 37215

THIS INDENTURE, made and entered into as of the 26th day of September, 1996 by and between

YVONNE L. HAYES
UNMARRIED,

hereinafter referred to as Grantor, and

YVONNE L. HAYES CARUTHERS and ALFRED T. CARUTHERS, WIFE AND HUSBAND .

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

BEING LOT NO. 7 ON THE PLAN OF TIMBERWOOD ESTATES, SECTION TWO, OF RECORD IN PLAT BOOK 5250 PAGE 832, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO YVONNE L. HAYES, UNMARRIED BY DEED FROM JAMES S. SWEENEY OF RECORD IN BOOK 6921 PAGE 804 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, their heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,
and that the title and quiet possession thereto Grantor will warrant and forever defend 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Yvonne Hayes Caruthers Alfred T Caruthers

YVONNE L. HAYES

INDIVIDUAL

STATE OF)
COUNTY OF)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of September, 1996.

Cynthia B Cox
Notary Public
Commission Exp. May 23, 1998

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 10233 PG 272

Commission Expiration: _____

STATE OF
COUNTY OF

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$0**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this **26th** day of **September, 1996.**

Notary Public

Commission Expiration: May 23, 1998

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
NASHVILLE ESCROW CO 2209 CRESTMOOR ROAD. NASHVILLE, TN. 37215	YVONNE L. HAYES CARUTHERS ALFRED T. CARUTHERS 3701 CHESAPEAKE DR. NASHVILLE, TN 37207	3701 CHESAPEAKE DR. NASHVILLE, TN 37207 MAP PARCEL NUMBER 50-11-140

2931 10/22 0101 03CHECK 8.00

96 OCT 22 PM 12:44
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0238805

IDENTIF. & REFERENCE