

Compliments of



Security Title Company, Inc.

5005 RIDGEWAY CENTER PARKWAY • SUITE 104 • PHONE 761-2030
MEMPHIS, TENNESSEE 38119

WARRANTY DEED

THIS INDENTURE, made and entered into on this December 2, 1994
by and between Garry Chandler and Ruth Ann Chandler

Party of the first part, and Charles L. Little and wife Barbara C. Little

party of the second part,

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 party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of ~~Shelby~~, State of Tennessee:
Fayette

Lot 7, Country Ridge Subdivision, Phase II, as shown on the plat of record in Plat Book 5, Page 189, in the Register's Office of Fayette County, Tennessee to which plat reference is hereby made for a more particular description of said property.

This is the same property conveyed to the parties of the first part by Warranty Deed of record in Book 402, Page 223 in the said Register's Office of Fayette County, Tennessee.

This conveyance is made subject to subdivision restrictions, building lines and easements of record in Plat Book 5, Page 189; Amendment to subdivision restrictions Book 390, Page 294, Book 390, Page 299 of record in said Register's Office.

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 party of the second part, its heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except as set out above except taxes not yet due

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part (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.

Garry Chandler

Garry Chandler

Ruth Ann Chandler

Ruth Ann Chandler