This instrument prepared by:
WILLIAMS, SHIELDS & WILDMAN
310 Gallatin Road South
Madison, Tennessee 37115

BOOK 4882 PAGE 449

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ronald Buchanan, Trustee	Ronald Buchanan, Trustee	Map 43-9
%Keith Perryman (NAME) 8207 Sawyer Brown Road	%Keith Perryman (NAME) 8207 Sawyer Brown Rd. M-7	Parcel 345
M-7 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37221 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37221 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Four Thousand, Five Hundred and no / 100 -
($4,500.00) - *Dollars,*

William Steel and Malvina P. M. Steel - - - - - - - - - - - -

have this day bargained and sold, and do hereby transfer and convey unto the said - - - - - - - - - - -
Ronald Buchanan, Trustee - - - - - - - - - - - - - - - - -
- his *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Land in the 11th Civil District, being a small tract of land shown lying adjacent to and east of Lots Nos. 1 and 3 of Block "J" on the Map of Woodlawn Estates, as of record in Book 843, page 82, Register's Office for said County, described as follows:

Beginning at a point in the southerly margin of DuPont Avenue, same being the northeasterly corner of said Lot No. 1 and the northwesterly corner of the property herein described; thence with said margin as designated and extended by instrument of record in Book 1905, page 388, said Register's Office, eastwardly 108 feet to a point; thence leaving said margin, southwardly 221 feet, more or less, to a point; thence westwardly 108 feet to a point in the easterly line of said Lot No. 3; thence with the easterly lines of said Lots Nos. 3 and 1, northwardly 221 feet, more or less, to the point of beginning.

Being the easterly portion of the property conveyed to William Steel and wife, Malvina P. M. Steel, by deed from Robert H. Polk, Trustee, of record in Book 4687, page 356, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater for this transfer is $ 4,500.00

Subscribed and sworn to before me, this the 16TH day of JANUARY 19 75

My commission expires: NOVEMBER 13, 1977
(Affix Seal)

Affiant

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

unimproved ( )
This is improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said - - - -
Ronald Buchanan, Trustee, - - - - - - - - - - - - - - - - -
- his *(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 Ronald Buchanan, Trustee, - - - - - -
- his
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 16TH *day of* JANUARY, 19 75 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William Steel Malvina P. M. Steel

William Steel Malvina P. M. Steel

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,* William Steel and Malvina P. M. Steel - - - -

- -

- -

*the within named bargainor*S, *with whom I am personally acquainted, and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at MADISON *Tennessee,*
this 16TH *day of* JANUARY, *19*75.

Commission expires NOVEMBER 13, 1977

[signature] *Notary Public*

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, 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...................

JAN20'75 CONV *4,500.00
JAN20'75 S'TAX A* 11.70
JAN20'75 PR'FEE A* .50
JAN20'75 W'DEED A* 4.00 * 16.20

WARRANTY DEED

FROM

William Steel and wife,
Malvina P. M. Steel

TO

Ronald Buchanan, Trustee

AFTER RECORDING RETURN TO:
IMPACT PROPERTIES
P.O. BOX 311
MADISON, TENN. 37115
ATT'N: MR. DON CARVER

C 848 1 1

IDENTIF. REFERENCE

JAN 20 10 09 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS