This Instrument Was Prepared
By: Phillip Davidson of The
Law Firm, Pedigo & Davidson
301 Stahlman Building;
Nashville, Tennessee

# WARRANTY DEED

BOOK 4913 PAGE 138

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Larry Allen Walker | Fidelity Federal S.&L. Assn. | |
| Townhouse 22 | (NAME) | |
| 5515 Country Dr. | P. O. Box 2588 | 162-9A |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tenn. 37211 | Nashville, Tenn. 37219 | 22 |
| (CITY) (P. O. ZONE) (STATE) | (CITY) (ZONE) (STATE) | |

*FOR AND IN CONSIDERATION of the sum of* TEN AND NO/100 ($10.00)---------- *Dollars,*

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4732, page 40, Register's Office for said County.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

We, Donald Lee Harper and wife, Angela Kay Harper

*have this day bargained and sold, and do hereby transfer and convey unto the said*

Larry Allen Walker and wife, Ellen L. Walker,

*certain real estate in Davidson County, Tennessee, as follows:* their (~~successors~~), *heirs and assigns,*

A certain Condominium Apartment in Davidson County, Tennessee, described as follows, to wit:

Town House No. 22, in Hickory Valley Condominiums, a horizontal property regime in Nashville, Davidson County, Tennessee, as shown on the Plan of Hickory Valley, of record in Book 4460, page 27, Register's Office for said County, to which plan reference is here made.

Being the same property conveyed to Donald Lee Harper and wife, Angela Kay Harper by deed from Randall Phillips Builders, Inc. of record in Book 4732, page 38, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all provisions, including without limitation all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed of record in Book 4521, page 574, said Register's Office; the By-Laws for the administration of the building, easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the condominium and buildings thereon; and also subject to the provisions and requirements of the laws of the State of Tennessee respecting the establishment and maintenance of a condominium, and particularly Section 64-2701 et seq. of the Tennessee Code Annotated.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $20,150.00

Subscribed and sworn to before me, this the 15th day of May 1975

Affiant Larry G. Walker

My commission expires: 12-3-1978 (Affix Seal)

Notary Public Mary B. Kilpatrick

DAVIDSON COUNTY

This is unimproved (~~X~~) improved (X) property, known as Townhouse No. 22 5515 (House Number) Country Dr. (Street) Nashville, Tenn. 37211 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*

Larry Allen Walker and wife, Ellen L. Walker,

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.*, except as noted above.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Larry Allen Walker and wife, Ellen L. Walker, their

(~~successors~~), *heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* s *this* 15th *day of* May, 1975, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Donald Lee Harper

Angela Kay Harper

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary B. Kilpatrick, a Notary Public in and for said County and State, Donald Lee Harper and wife, Angela Kay Harper

the within named bargainors, 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 Nashville, Tennessee, this 15th day of May, 1975.

Mary B. Kilpatrick
Notary Public

Commission expires 12-3-1978

MARY B. KILPATRICK NOTARY PUBLIC DAVIDSON COUNTY

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.....

WARRANTY DEED

FROM

DONALD LEE HARPER, ET UX

TO

LARRY ALLEN WALKER, ET UX

OAKES AND SMITH REALTY CO., INC.

C 98531

IDENTIF. REFERENCE

MAY 16 8 29 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

RUSH

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

PEDIGO & SAINDON

| | | | | | |
|---|---|---|---|---|---|
| MAY 16 75 | CONV | 20,159.00 | | | |
| MAY 16 75 S'TAX | | | A* | 52.52 | |
| MAY 16 75 PR'FEE | | | A* | .50 | |
| MAY 16 75 | W'DEED | | A* | 4.00 | * 57.02 |