This Instrument Was Prepared By

Davey W. Padigo (MLE)

Of The Law Firm of Padigo & Saindon

Stahlman Building: Nashville, Tennessee

BOOK 4925 PAGE 223

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Edward T. Walker III et ux.	First Federal Savings & Loan Assn.	160-4-96
(NAME) 404 Ritchie Drive	(NAME) 236 4th Avenue North	6DU-38510
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) *Dollars,*

cash in hand paid by Edward T. Walker III and wife, Sudie V. Walker, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Edward T. Walker III and wife have assumed and agreed to pay the unpaid balance of an original indebtedness of $38,000.00 secured by deed of trust of record in book 4823, page 560, Register's Office for Davidson County, Tennessee,

I, Becky Barton,

have this day bargained and sold, and do hereby transfer and convey unto the said Edward T. Walker III and wife, Sudie V. Walker, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 6 on the Plan of Brentview Hills Subdivision, as of record in book 3300, pages 43 and 44, Register's Office for said County.

Said lot No. 6 fronts 115 feet on the north side of Ritchie Drive and runs back 268.1 feet on the west line and 211 feet on the east line to a dead line in the rear, which is a broken line, on which it measures 147.3 feet.

Being the same property conveyed to Becky Barton by deed from Clyde E. Scales and wife, of record in book 4909, page 623, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 49,000.00

Subscribed and sworn to before me, this the 20th day of June 19 75

Affiant Edward T. Walker III

My commission expires: 4/25/76 (Affix Seal)

Notary Public Mary Evans

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is unimproved ( ) improved (X) property, known as 404 Ritchie Drive, Nashville, Tennessee
(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 Edward T. Walker III and wife, Sudie V. Walker, their *(successors), heirs and assigns forever.* I *covenant that* I am *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 above set out, and taxes for 1975 which are prorated and assumed by the grantees.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Edward T. Walker III and wife, Sudie V. Walker, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my hand this 20th day of June 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.

Becky Barton

BOOK 4925 PAGE 224

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, a Notary Public in and for said County and State, Becky Barton

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

Witness my hand and official seal at Nashville Tennessee this 20th day of June, 19 75.

MARY ENSEY NOTARY PUBLIC AT LARGE

Mary Ensey Notary Public

Commission expires 4/25/76

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.....

JUN 20 75 CONV 49,000.00
JUN 20 75 S'TAX A* 127.40
JUN 20 75 PR'FEE A* .50
JUN 20 75 W'DEED A* 4.00 * 131.90

226078

PLEASE RETURN TO CHICAGO TITLE INS. CO.

WARRANTY DEED 22201

FROM Becky Barton

TO Edward T. Walker III et ux.

D 0 3 7 5 6

IDENTIF. REFERENCE

JUN 20 3 01 PM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238