BOOK 4960 PAGE 152 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $34,642.78

Paul Robert Eggers Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF October 1975.

John V. Adams
Notary Public

MY COMMISSION EXPIRES: 5-1-76

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Wilkins & Adams, Attys, 11th Floor Fidelity Federal Bldg., Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul Robert Eggers, Jr. (NAME)	The Chamberlain Company (NAME)	5DU 06016
263 Wallace Road (STREET ADDRESS OR ROUTE NUMBER)	620 Lindsay Street at Oak (STREET ADDRESS)	148-1
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Chattanooga, Tennessee 37403 (CITY) (STATE) (ZIP)	1

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Joe F. Dunkin, Jr. and wife Orpah R. Dunkin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul Robert Eggers, Jr. and wife, Patricia C. Eggers

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 171 on the plan of Hillbrook, Section 3, of record in Plan Book 3300, page 84, Register's Office for said County.

SAID Lot No. 171 fronts 75.0 feet on the southerly margin of Wallace Road and extends back between parallel lines 165.0 feet to a dead line on the rear.

BEING the same property conveyed to Joe F. Dunkin, Jr., and wife, Orpah R. Dunkin by deed from Reba Julian Foster of record in Book 4780, page 68, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to The Chamberlain Company, of record in Book 4780, page 70, said Register's Office, and also that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 263 Wallace Road, Nashville, Tennessee 37211
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever: and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 our hand s this 7th day of October, 1975

Joe F. Dunkin, Jr.

Orpah R. Dunkin

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joe F. Dunkin, Jr. and wife, Orpah R. Dunkin

the 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 7th day of October, 1975.

Commission expires 5-1-76

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Joe F. Dunkin, Jr. and wife

Orpah Dunkin

TO

Paul Robert Eggers, Jr. and wife,

Patricia C. Eggers

D 19342

IDENTIFICATION REFERENCE

OCT 9 8 43 AM '75

REGISTER
DAVIDSON COUNTY, TENN.

OCT-9 75	CONV	34,642.78			
OCT-9 75	S'TAX		A*	89.96	
OCT-9 75	PR'FEE		A*	.50	
OCT-9 75	W'DEED		A*	4.00	* 94.46

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Rowe-Box 8

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401 UNION STREET
NASHVILLE, TENNESSEE 37219