"THIS INSTRUMENT PREPARED BY CHARLES B. REASOR, JR. ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

BOOK 4980 PAGE 221

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roberta C. Tyne (NAME:)	Same (NAME:)	Map 117-2-C
634 Timber Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 13&13A
Nashville, Tennessee 37215 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	FB# 7DA-28060

For and in Consideration of the sum of Ten and no/100 ($10.00) ---------- *DOLLARS*

DEC 17 75 CONV 90,000.00
DEC 17 75 S'TAX B* 234.00
DEC 17 75 PR'FEE B* .50
DEC 17 75 W'DEED B* 8.00 * 242.50

Clarence D. Walling, Jr. and wife, Ann B. Walling *have bargained and sold, and by these presents do transfer and convey unto the said* Roberta C. Tyne, a married person *her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

An interest in land in Davidson County, Tennessee, being a part of Section "B" Woodlawn Manor, Inc., Condominium tract of record in Book 3700, page 50 Register's Office for said County, as amended in Book 3700, pages 78 and 80 and Book 3700, pages 111 and 112, Register's Office for said County; the part hereby conveyed being:

Unit No. 13 on the said Section Plat together with the carport designated No. 13A as shown in and described by the Master Deed Establishing Horizontal Property Regime with Respect to Woodlawn Manor, Inc., including the Surveyor Plans and the Administrative By-Laws thereunto attached and exhibited, recorded in Book 3815, page 778, Register's Office for said County;

TOGETHER WITH each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the said Master Deed, Surveyor Plans and Administrative By-Laws, including without limitation such unit's undivided percentage interest in the land and general common elements;

SUBJECT, HOWEVER, TO ALL of the provisions, conditions, restrictions, options, burdens and undertakings contained in the Master Deed, the Surveyor Plans and Administrative By-Laws thereunto attached, and to the rules and regulations, all of which the purchaser does assume and agree to observe and perform, including but not limited to the payment of assessments.

BEING the same interest in property conveyed to Clarence D. Walling, Jr. by deed from David Howell Jones and wife, Carolyn Walker Jones of record in Book 4609, page 54, said Register's Office. Ann B. Walling has entered into this conveyance for the purpose of transferring all of the interest in said property which she has obtained by virtue of her marriage to Clarence D. Walling, Jr

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 90,000.00

Affiant

Subscribed and sworn to before me, this the 10th day of December 1975

Notary Public

My commission expires: 1/29/77 (Affix Seal)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved (X) property, known as 634 Timber Lane, Nashville, Tennessee 37215
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Roberta C. Tyne, *her heirs and assigns, forever.*

And we *do covenant with the said* Roberta C. Tyne *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,* except for 1975 real property taxes which have been prorated and assumed by the purchaser.

And Clarence D. Walling, Jr. and wife, Ann B. Walling *do further covenant and bind* their *heirs and representatives, to warrant and forever defend the title to the said land to the said* Roberta C. Tyne, *her heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 10th *day of* December, *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.*

Clarence D. Walling, Jr.

Clarence D. Walling, Jr.

Ann B. Walling

Ann B. Walling

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Lillian C. Ingram, *a Notary Public in and for said County and State, the within named* Clarence D. Walling, Jr. and Ann B. Walling

*the 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 Nashville, *Tennessee, this* 10th *day of* December, *1975.*

Lillian C Ingram *Notary Public.*

Commission Expires January 29, 1977

LILLIAN C. INGRAM NOTARY PUBLIC DAVIDSON CO.

STATE OF .....
COUNTY OF .....

Personally appeared before me, ..., *a Notary Public in and for said County and State, the within named* .....

.....

.....

the bargainor....., *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 ....., *this* ..... *day of* ....., *19*.....

....., *Notary Public.*

Commission Expires .....

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

CLARENCE D. WALLING, JR.

and wife, ANN B. WALLING

TO

ROBERTA C. TYNE, a married

person

D 2858 3

IDENTIF. REFERENCE

DEC 17 9 46 AM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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Mail to
GEO. L. WADDEY & SON, INC.
204 Stahlman Building
Nashville, Tennessee 37201

Compliments of
Chicago Title Insurance Company
S. W. Corner Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE 37201