BOOK 5008 PAGE 175

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,000.00

Toshimi Tatsuyama
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF March, 1976

Teresa A. Snyder
Notary Public

MY COMMISSION EXPIRES: Nov. 13, 1979

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
John G. Doak, Atty.-2525 Lebanon Rd. Nashville, Tenn . 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Toshimi Tatsuyama (NAME)	First Fed.S. & L. Assoc. (NAME)	60A-80405
3837 Valley Ridge Dr. (STREET ADDRESS OR ROUTE NUMBER)	Fourth & Union Sts. (STREET ADDRESS)	133-11
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	175

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, Donald C. Balthrop and wife, Patsy L. Balthrop

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Toshimi Tatsuyama

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. 222 on the Plan of Valley View Meadows, Section 2, of record in Book 3600, page 60, Register's Office for said County.

SAID Lot No. 222 fronts 74.48 feet on the westerly margin of Valley Ridge Drive and extends back 161.93 feet on the northerly line and 151.20 feet on the southerly line to a dead line in the rear, measuring 94.23 feet thereon.

BEING the same property conveyed to Donald C. Balthrop and wife, Patsy L. Balthrop by deed from Jesse Thomas Durham and wife, Sue G. Durham of record in Book 4481, page 492, said Register's Office.

STATE OF TENNESSEE PUBLIC NOTARY DAVIDSON COUNTY

This is improved (XX) unimproved ( ) property, known as 3837 Valley Ridge Dr. Nashville, Tennessee
(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 22nd day of March, 19 76

DONALD C. BALTHROP: Donald C. Balthrop

PATSY L. BALTHROP: Patsy L. Balthrop

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald C. Balthrop et ux, Patsy L. Balthrop

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 22nd day of March 19 79

Commission expires 11-13-1979

Teresa H. Sander
Notary Public

TERESA H. SANDER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

DONALD C. BALTHROP ET UX,

PATSY L. BALTHROP

TO

TOSHIMI TATSUYAMA

D 4 1 3 7 5

IDENTIF. REFERENCE

MAR 23 1 53 PM '76

FEL[illegible] REGISTER
DAVIDSON COUNTY, TENN.

Title Insurance

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR23'76	CONV	32,000.00			
MAR23'76	S'TAX		B*	83.20	
MAR23'76	PR'FEE		B*	.50	
MAR23'76	W'DEED		B*	4.00	* 87.70

STATE OF TENNESSEE DAVIDSON COUNTY REGISTER'S OFFICE