This instrument prepared by: Thomas E. Stewart, Attorney at Law, 223 Madison Street, Madison, Tennessee 37115

mail

BOOK 5052 PAGE 115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
OSCAR E. TORKELSON, ET UX	Lomas & Nettleton	52-11
(NAME) 212 Peeler Trail	(NAME) P. O. Box 1056	29
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee 37115	(STREET ADDRESS) Virginia Beach, Va. 23451	BW
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- Dollars,

cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable considerations, including the grantees assuming a certain unpaid indebtedness of record in Book 3379, page 607, Register's Office for Davidson County, Tennessee, which grantees promise to pay and agree to hold grantors harmless from same,

FRANK F WHITE, JR., AND ELIZABETH E. WHITE CHERRY, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said OSCAR E. TORKELSON AND WIFE, LAURA A. TORKELSON, hereinafter referred to as Grantees,

their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 6 on the Plan of Madison Heights, Section III, of record in Book 2083, page 3, Register's Office for said County, described as follows: Beginning at a concrete monument in the southwesterly margin of Peeler Trail, in the line between this subdivision and Marlin Meadows Subdivision, Section 3, of record in Book 2133, page 26, said Register's Office; thence with the margin of said Trail, northwestwardly 216.2 feet to a concrete monument at the beginning of a curve; thence along said curve, westwardly 105.63 feet to a concrete monument at the common corner of this Lot and Lot 37, Madison Heights Subdivision, Section 2, Part 3, of record in Book 2083, page 98, said Register's Office; thence with the line between said Lots 6 and 37, southwardly 140.34 feet to the corner of Lot 6 herein described and Lot 36 of said Madison Heights, Section 2, Part 3, thence with the line between said Lots 6 and 36, southeastwardly 279.7 feet to the corner of Lot 5 of this subdivision; thence with the line between Lots 5 and 6 southeastwardly 113.5 feet to the line of said Marlin Meadows, Section 3; thence with the line between said subdivision and Lot 6, northwardly 199.56 feet to the beginning.

BEING the same property conveyed to Frank F. White, Jr., and wife, Elizabeth E. White, by deed of record in Book 4244, page 370, Register's Office for said County; they having since divorced and are now possessed of said property as tenants-in-common. Elizabeth E. White has since remarried and is now Elizabeth E. White Cherry.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 44,500.00

Subscribed and sworn to before me, this the 26th day of July 19 76

Affiant Carolyn McLoney

My commission expires: 2-18-80 (Affix Seal)

Notary Public Mary J. Mathiesen

NOTARY PUBLIC DAVIDSON CO.

This is improved (unimproved) property, known as 212 Peeler Trail, Madison, Tennessee 37115 (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 grantees, 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 appears of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 26th day of July, 1976. the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Frank F. White, Jr.

Elizabeth E. White Cherry

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, FRANK F. WHITE, JR., AND ELIZABETH E. WHITE CHERRY

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 Madison Tennessee, this 26th day of July, 1976.

Commission expires 2-18-80

Mark J. Mathiesen Notary Public

MARK J. MATHIESEN 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 _____

CO 44,500.00	MO
WD 4.00	MS
TD	ST 115.70
CC	ST
MR	RE .50
UCC	TOTAL 120.20

WARRANTY DEED

FROM

FRANK F. WHITE, JR., ET AL

TO

OSCAR E. TORKELSON, ET UX

D 60877

IDENTIFICATION REFERENCE

JUL 30 9 12 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115