This Instrument prepared by:
James R. Wyatt, Attorney
First American Center

BOOK 5054 PAGE 804

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Glen Wallis	Emigrant Savings Bank	MAP - 148 - 13
(NAME) 314 Fairlane Drive	(NAME) 5 East 42nd Street	Parcel - 99
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) New York, N. Y. 10017	50U-45017
(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 Glen Wallis 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 Glen Wallis, have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $10,850.00 secured by deed of trust in Book 3869, page 511, Register's Office for Davidson County, Tennessee.

We, R. D. Williams and wife, Peggy T. Williams

have this day bargained and sold, and do hereby transfer and convey unto the said Glen Wallis

his *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 270 on the Plan of Fairlane Park, Section 3, as of record in Book 2331, pages 145 and 146, Register's Office for said County.

Said Lot No. 270 fronts 70.0 feet on the northerly margin of Fairlane Drive and extends back 178.7 feet on the westerly line and 172.4 feet on the easterly line to a dead line in the rear on which it measures 69.0 feet.

Being the same property conveyed to R. D. Williams and wife, Peggy T. Williams by deed from George M. Johnson and William Glen Wallis, recorded in Book 3869, page 510, Register's Office for said County.

This instrument is subject to a ten-foot public utility easement, 30-foot building setback line and conditions of owner's certificate, as shown on plan of record in Book 2331, pages 145, and 146, Register's Office for Davidson County, Tennessee, and restrictive covenants in Book 2598, page 491, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,763.49

Subscribed and sworn to before me, this the 5th day of August 19 76

Affiant

My commission expires: 4/21/80 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 314 Fairlane Drive (House Number) Nashville, Tennessee (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 Glen Wallis

his *(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 for 1976 taxes which are prorated and assumed by the purchasers, and as above set out.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Glen Wallis

his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness Our *hand* S *this* 5th *day of* August, 19 76 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

R. D. Williams

Peggy T. Williams

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary E Neely, a Notary Public in and for said County and State, R. D. Williams and wife, Peggy T. Williams

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 Nashville, Tennessee this 5th day of August, 1976.

Mary Neely
Notary Public

Commission expires 4/21/80

MARY ENSEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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.....

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201 22973

WARRANTY DEED

FROM
R. D. Williams et ux

TO
Glen Wallis

D 6 2 1 3 1

IDENTIF. REFERENCE

AUG 6 2 52 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG-6 76 CONV 20,763.49
AUG-6 76 S'TAX B* 54.08
AUG-6 76 PR'FEE B* .50
AUG-6 76 W'DEED B* 4.00 * 58.58

Compliments of

Chicago Title Insurance Company
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Phone 255-1631
NASHVILLE, TENNESSEE 37238