BOOK 5093 PAGE 167

"THIS INSTRUMENT PREPARED BY [illegible] G. CUMMINGS, JR., ATTORNEY, 21st FLOOR - FIRST AMERICAN CENTER, NASHVILLE, TENNESSEE 37238"

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Joseph Wallace, IV, et ux. (NAME:)	SAME (NAME:)	Map 144-15
2008 Earlington Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 68
Nashville, Tenn. 37215 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	FH-14260

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

and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, David L. Battis and wife, Pamela H. Battis (the "Grantors"),

DEC-2-76	CONV	72,500.00			
DEC-2-76	S'TAX		B*	188.50	
DEC-2-76	R'FEE		B*	.50	
DEC-2-76	W'DEED		B*	6.00	* 195.00

have bargained and sold, and by these presents do transfer and convey unto the said William Joseph Wallace, IV and wife, Patricia W. Wallace (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. 441 on the Plan of Hillsboro Park, Sec. IV, of record in Book 2331, page 142, Register's Office for said County.

Said Lot No. 441 fronts 221 feet on the east side of Earlington Drive and runs back 208.4 feet on the north line and 197.6 feet on the south line to a dead line in the rear on which it measures 221.3 feet.

Being the same property conveyed to David L. Battis and wife, Pamela H. Battis, by deed from John W. Clay, Jr. and wife, Anne C. Clay, of record in Book 4823, page 675, Register's Office for Davidson County, Tennessee.

D 79506

IDENTIF T REFERENCE

DEC 2 2 21 PM '76

FEE [illegible] REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 72,500.00

Subscribed and sworn to before me, this the 2 day of December, 1976

My commission expires: 2/23/80 (Affix Seal)

Affiant

Notary Public

[illegible] CUMMINGS, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Said real property is sold and conveyed subject to the following:

1. Restrictive covenants of record in Book 2435, page 237, Register's Office for Davidson County, Tennessee, made applicable to subject property by instrument of record in Book 2596, page 23, said Register's Office, and as amended in Book 2603, page 440, said Register's Office.

2. Addendum to the restrictive covenants aforesaid of record in Book 4207, page 397, said Register's Office.

3. Owner's Certificate, 75-foot building setback line from Earlington Drive, and 10-foot easement for public utilities along the rear (easterly) line of said lot - all as shown on the Plan of record in Book 2331, page 142, said Register's Office.

The undersigned member of the Hillsboro Park Committee appointed by instrument of record in Book 4207, page 397, said Register's Office, joins herein for the purpose of waiving the right of repurchase reserved in the restrictive covenants of record in Book 2435, page 237, as amended in Book 2603, page 440, said Register's Office, but only as to the within conveyance.

This is unimproved ( ) improved (X) property, known as 2008 Earlington Drive, Nashville, Tenn. 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 Grantees, their ..... *heirs and assigns, forever.*

And Grantors *do covenant with the said* Grantees ..... *that* they are *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except as stated herein.

And Grantors ..... *do further covenant and bind* themselves, their *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.*

Witness our *hands this* 28th *day of* November, *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.*

HILLSBORO PARK COMMITTEE

By: G. J. Cobb, Jr. Member of Committee
Member of Committee

David L. Battis

Pamela H. Battis
Pamela H. Battis

BOOK 5093 PAGE 169

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Robert Paige Thomas, a Notary Public in and for said County and State, the within named David L. Battis and wife, Pamela H. Battis

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 day of November, 1976.

Robert Paige Thomas, Notary Public.

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission Expires 9-12-78

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, J. Green Cummings, Jr., a Notary Public of the State and County aforesaid, personally appeared W. F. Cole, Jr., with whom I am personally acquainted, and who, upon oath, acknowledged him self to be a member of the Hillsboro Park Committee, the within named bargainor, ~~a corporation~~, and that he as such member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the ~~corporation~~ committee by him self as a member.

Witness my hand and seal, at office in Nashville, Tennessee this 2 day of December, 1976.

J. Green Cummings, Jr.
Notary Public

J. GREER CUMMINGS, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Commission Expires 2/23/80