This Instrument Prepared By:
Charles L. Kown, Atty.
One Park Plaza
Nashville, Tennessee 37203

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WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William D. Walton, et ux	Home Federal Savings & Loan Assn.	Map 146-11
(NAME) 619 Crieve Road	(NAME) 230 4th Avenue North	Parcel 74
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tn. 37220	(STREET ADDRESS) Nashville, Tennessee	
(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 William D. Walton and wife, Sherry S. Walton 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 William D. Walton and wife, Sherry S. Walton have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $22,050.00, secured by Deed of Trust of record in Book 4676, Page 585, Register's Office for Davidson County, Tennessee.

CO 37,500.00	MO
WD 8.00	MS
TD	ST 67.50
CC	ST
MR	PF 1.50
UCC	TOTAL 106.00

DUPLICATE
Tax paid on this
in the amount of
on Instrument #
recorded in Davidson
County Register's Office
Date
Dep. Reg.

We, Charles T. Neal, III and wife, Linda J. Neal,
have bargained and sold, and by these presents do transfer and convey unto the said William D. Walton and wife, Sherry S. Walton,
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. 49, on the Map of Section One, Revised Crieve Hall Estates, of record in Book 1835, Pages 122, 123 and 124, Register's Office for said County.

Said Lot No. 49 fronts 100 feet on the south side of Crieve Road, and runs back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Charles T. Neal, III and wife, Linda J. Neal, by deed from Gerald D. Conley and wife, Maggie J. Conley, of record in Book 4800, Page 915, Register's Office for said County.

This conveyance is made subject to a 10-foot easement along the south rear line of the lot for public utilities and an easement 2 x 15 feet at the northeast corner of the lot, a 60-foot setback line from Crieve Road, and conditions of owner's certificate, as shown on plan of record in Book 1835, Pages 122, 123 and 124; and restrictive covenants of record in Book 2046, Page 88, Register's Office for Davidson County, Tennessee.

Said conveyance is also encumbered by the aforedescribed Deed of Trust, of record in Book 4676, Page 585, Register's Office for Davidson County, Tennessee, which Deed of Trust and the unpaid principal balance is assumed by William D. Walton and wife, Sherry S. Walton.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater, for this transfer is 37,500.00
Subscribed and sworn to before me, this the 27th day of May 19 77
My commission expires: 2/8/79 (Affix Seal)
Affiant
Notary Public

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unimproved ( )
This is improved (X) property, known as 619 Crieve Road, Nashville, Tennessee
(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 William D. Walton and wife, Sherry S. Walton, their *heirs and assigns, forever.*

And we *do covenant with the said* William D. Walton and wife, Sherry S. Walton *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 1977 taxes which are prorated and assumed by the purchasers, and as above set out.

And we, Charles T. Neal, III and wife, Linda J. Neal, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* William D. Walton and wife, Sherry S. Walton, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 27th *day of* May, *19* 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

× Charles T. Neal III

× Linda J. Neal

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mary W. Ankenbauer, *a Notary Public in and for said County and State, the within named* Charles T. Neal, III and wife, Linda J. Neal,

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* 27th *day of* May, *19* 77.

Mary W. Ankenbauer *Notary Public.*

Commission Expires 2-8-78.

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, ..., *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 J. 23,840

WARRANTY DEED

FROM

CHARLES T. NEAL, III, et ux

TO

WILLIAM D. WALTON, et ux

FEE $ EXEMPT
CLERK & MASTER
DAVIDSON COUNTY, TENN.

MAY 17 1 22 PM '77

TOGETHER WITH REFERENCE

E 0 5 9 8 6

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Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208