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WARRANTY DEED

Mail

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
230 FOURTH AVE., NORTH
NASHVILLE, TENNESSEE

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ted Welch	Third National Mortgage Co.	117-10
Office (NAME:)	(NAME:) Third National Bank	#130
2116 Hobbs Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	7D,A-38675
Nashville Tenn 37215 (CITY) (P. O. ZONE) (STATE)	Nashville, TN (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100 ($10.00)----------

----------*DOLLARS*

and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantee of the unpaid principal balance of a note payable to Third National Bank, secured by a deed of trust of record in Book 4965, page 142, Register's Office for Davidson County, Tennessee, and the assumption of the escrow account therewith , which is hereby conveyed, I

JUL29'77	CONV	*	.00	375,957.70	
JUL29'77	S'TAX		B*	977.60	
JUL29'77	PR'FEE		B*	.50	
JUL29'77	W'DEED		B*	8.00	* 986.10

WILLIAM T. WARREN, III (UNMARRIED)

have bargained and sold, and by these presents do transfer and convey unto the said TED WELCH his

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain lot or parcel of land situated, lying and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being Lot No. 4 of Block "B" on the Map of Hillsboro Views Development Company's Subdivision of record in Book 974, pages 64 and 65, Register's Office for said County, as follows:

Said Lot No. 4 fronts 100 feet on the southerly side of Crestmoor Drive, as presently established and runs back 172.3 feet on the westerly line and 171.3 feet on the southerly line to a dead line measuring 100 feet thereon.

Being the same property conveyed to William T. Warren, III by deed from John S. Phipps and Robert P. Sherman, as of record in Book 4567, page 560, 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 $ 375,957.70

Affiant

Subscribed and sworn to before me, this the 26th day of July, 19 77

Notary Public

My commission expires: 2/23/81
(Affix Seal)

unimproved ( )
This is improved (X) property, known as 2120 Crestmoor Drive
(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 TED WELCH his *heirs and assigns, forever.*

And I *do covenant with the said* TED WELCH *that* I am *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; deed of trust in Book 4965, page 142; Assignment of leases and income in Book 4965, page 142 and in Book 4972, page 444; Right for slope easement of 100 square feet by deed from Martin O. Petty and wife, to Metropolitan Government of Nashville and Davidson County, Tennessee, in Book 4105, page 893.

And I *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* TED WELCH *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 26th *day of* July, *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.*

William T. Warren, III

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gail Pigg, *a Notary Public in and for said County and State, the within named* William T. Warren, III

the bargainor....., with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 26th *day of* July, *19*77.

Gail Pigg, *Notary Public.*

Commission Expires 2/23/81

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.....

WARRANTY DEED

FROM

William T. Warren, III

TO

Ted Welch

E 1 7 2 1 2

IDENTIF. REFERENCE

JUL 29 10 29 AM '77

REGISTER

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Chicago Title Insurance Company
First American Center — Phone 255-4631
NASHVILLE, TENNESSEE 37238