HIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO: Third National Mortgage Company

P.O. Box 2628, Nashville, Tn. 37219

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO | MAP-PARCEL NUMBERS: |
|---|---|---|
| William Albert Walters and Karen G. Walters | Third National Mortgage Company (NAME) BOOK 5220 PAGE 686 | 155-164 |
| Route 1, Lewis Road, Box 75 (STREET ADDRESS OR ROUTE NUMBER) | P.O. Box 2628 (STREET ADDRESS) | |
| Kingston Springs, Tennessee 37082 (CITY) (STATE) (ZIP CODE) | Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE) | |

## WARRANTY DEED

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

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

STEDMAN V. ALLEN, Jr. a single man

NOV-9E CONV $5,000.00
NOV-9E S'TAX $ 117.00
NOV-9E PR'FEE $ .50
NOV-9E W'DEED $ 4.00 = 121.50

have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM ALBERT WALTERS AND WIFE, KAREN G. WALTERS

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Land in the 9th Civil District of said County, and being described according to a survey made by Leon Stanford Company, dated January 11, 1972, as follows:

Beginning at an iron pin in the northwesterly margin of Lewis Road located 760 feet more or less Southwestwardly from the point of intersection of the northwesterly margin of Lewis Road and the Westerly margin of McCory Lane; thence with said margin of Lewis Road Southwestwardly 575 feet more or less, to an iron pin, said pin being at the point of intersection of an existing fence line extended southeastwardly and the said margin of Lewis Road; thence North 67 degrees West 1240 feet, more or less, to an iron pin in a fence; thence northwardly 90 feet, more or less, to the southwest corner of the Gene Southwood property; thence eastwardly with the southerly boundary of the said Southwood property 1260 feet, more or less, to an iron pin, located west 100 feet, more or less, from the southeast corner of the said Southwood property; thence South 64 degrees 35 minutes East 333.9 feet, more or less, to an iron pin at the point of beginning.

Being the same property conveyed to Stedman V. Allen by deed from William R. Petterson and wife, Ruth S. Petterson of record in Book 5040, Page 783, Register's Office for said County.

unimproved ( )
This is improved (X) property, known as Box 75, Route 1, Lewis Road (House Number) (Street)

Kingston Springs, Tennessee 37082 (P. O. Address) (City or Town) (Zip Code)

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 we do covenant with the said GRANTEES 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, unless otherwise herein set out. And we do further covenant and bind ourselves, our 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.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 9th day of November, 19 77.

Stedman V. Allen, Jr.

Stedman V. Allen, Jr.

By: Hugh C. Howser, Jr.

Hugh C. Howser, Jr. is attorney-in-fact by Power of Attorney recorded concurrently herewith and attached hereto and made a part hereof

STATE OF TENNESSEE

BOOK 5220 PAGE 687

COUNTY OF DAVIDSON

On this 9th Day of November, 1977, before me personally appeared Hugh C. Howser, Jr., to me known to be the person who executed the foregoing instrument in behalf of Stedman V. Allen, Jr. and acknowledged that he executed the same as the free act and deed of the said Stedman V. Allen, Jr.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of November, 1977.

My commission expires 7-22-81 Notary Public

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respectively of the ,

the within named bargainor, a corporation, and that as such and ,

being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as such

and attesting the same by the said as such .

Witness my hand and seal, at office in ,

this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 45,000.00

This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me

this 9th day of November, 19 77.

My commission expires 7-22-81 Notary Public

| This instrument was prepared by: | |
|---|---|
| see front | |
| Name | Address |

WARRANTY DEED

FROM

TO

E 35945

IDENTIF. REFERENCE

Nov 9 3 33 PM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219