Instrument Prepared By:
[illegible] Herbert & Crawford
[illegible] 1 & 2 Lower

BOOK 5258 PAGE 858

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
142-2-226	Mr/Mrs James E. Walton	Third National Mortgage Third National Bank Bldg. Nashville, TN. 37219 (P.O. Box 2628)
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
9D-4996	7448 Harness Drive	PROPERTY IS [x] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

MAR-3[illegible]	CONV	51,000.00		
MAR-3[illegible]	S'TAX		B* 132.60	
MAR-3[illegible]	PR'FEE		B* .50	
MAR-3[illegible]	W'DEED		B* 4.00	* 137.10

PAUL D. DEGRAFFENREID and wife, SHIRLEY H. DEGRAFFENREID

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto JAMES E. WALTON and wife, ANNE M. WALTON

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 253 on the Plan of Cross Timbers Subdivision, Section 5, as of record in Book 4175, page 115.

Said Lot No. 253 fronts 85 feet on the northerly side of Harness Drive and runs back between lines, 176.8 feet on the easterly side and 176.9 feet on the westerly line, to a line in the rear on which it measures 85 feet thereon.

Being the same property conveyed to Paul D. Degraffenreid and wife, Shirley Degraffenreid, by deed from Marvin Owen and wife, Elizabeth Owen, as of record in Book 4754, page 424.

This conveyance is made subject to restrictions in Book 4408, page 771.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except for 1978 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 3rd day of March, 19 78

Paul D. Degraffenreid
PAUL D. DEGRAFFENREID

Shirley H. Degraffenreid
SHIRLEY H. DEGRAFFENREID

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

PAUL D. DEGRAFFENREID and wife, SHIRLEY H. DEGRAFFENREID

the bargainor(s), 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, the 3rd day of March, 1978.

My commission expires: 4-23-78

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), 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, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 51,000.00 Amount

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF March 78

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM

PAUL D. DEGRAFFENREID AND WIFE

TO

JAMES E. WALTON AND WIFE

E 53135

IDENTIF. REFERENCE

MAR 3 1 12 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19__.

My commission expires:

Notary Public