This instrument prepared by: Mark J. Mathiesen, Attorney at Law, 223 Madison Street, Madison, Tennessee 37115

WARRANTY DEED

Mail

BOOK 5278 PAGE 268

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
WALTON D. NEWELL	SAME	Map 147-4
(NAME) 914 Riviera Drive	(NAME)	Parcel 54
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tn.	(STREET ADDRESS)	5 DU 4816
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------

----------($10.00)---------- Dollars,

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

MICHAEL J. HOOVEN AND WIFE, CINDY ELLEN HOOVEN; AND JOE B. DUNKELBERG, Heirs-at-Law of EVA Y. HOOVEN (DUNKELBERG) hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said WALTON D. NEWELL, hereinafter referred to as Grantee, his

(successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 95 in Beverly Heights, Section 2, as of record in Plat Book 2331, page 42, Register's Office for said County.

Said Lot No. 95 fronts 105 feet on the northeasterly side of Torbay Drive and extends back 243.2 feet on the northwesterly line and 311.2 feet on the southeasterly line to a dead line, measuring 185.5 feet thereon.

Being the same property conveyed to Eva Y. Hooven by deed from George Hunt and Ernest Radabaugh of record in Book 3165, page 45, Register's Office for Davidson County, Tennessee; the said Eva Y. Hooven having subsequently married Joe B. Dunkelberg and being Eva Y. Hooven Dunkelberg, and having since died leaving as her sole heirs-at-law Joe B. Dunkelberg and Michael J. Hooven.

Cindy Ellen Hooven joins in this conveyance for the purpose of conveying any right, title or interest in and to said property which she may have.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 4,850.00

Subscribed and sworn to before me, this the 24th day of April 1978

Affiant Walton D. Newell

My commission expires: 2-18-80 (Affix Seal)

Notary Public Mark J. Mathiesen

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is unimproved ( ) improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his

(successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 24th day of April, 1978 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Joe B. Dunkelberg

Michael J. Hooven

Cindy Ellen Hooven

REGISTER'S OFFICE DAVIDSON COUNTY, TENN.

BOOK 5278 PAGE 269

STATE OF TENNESSEE }
COUNTY OF ~~XXXXXXXX~~ Fentress :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State,

JOE B. DUNKELBERG

the within named 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 Allardt Tennessee, this 24th day of April, 19 78.

Barbara J. Ledbetter Notary Public

My commission expires November 27, 1978

STATE OF TENNESSEE }
COUNTY OF ~~XXXXXXXX~~ Fentress :

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Michael J. Hooven and wife, Cindy Ellen Hooven with whom I am personally acquainted, ~~XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX~~ ~~XXXXX~~ the within named bargainor, ~~XXXXXXXX~~, and that they ~~XXXXX~~ ~~XXXXXXXXXXXXX~~, executed the foregoing instrument for the purpose therein contained, ~~XXXXXXXXXXXXXXXXXX~~ ~~XXXXXXXXXXXXXXXXXXXXXXXXXX~~

Witness my hand and seal, at office in Allardt this 24th day of April, 19 78.

Barbara J. Ledbetter Notary Public

Commission expires November 27 1978

APR27 78	CONV	*4,850.00		
APR27 78	S'TAX		B* 12.48	
APR27 78	PR'FEE		B* .50	
APR27 78	W'DEED		B* 4.00	* 16.98

WARRANTY DEED

FROM

Michael J. Hooven, et ux, et al

TO

Walton D. Newell

E 6 2 1 0 2

IDENTIF. REFERENCE

APR 27 9 21 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115