FORM NO. WD-1

BOOK 5289 PAGE 795

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,000.00

Joe L. Wall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF May 19 78.

Notary Public

MY COMMISSION EXPIRES: 1-18-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS, WEEMS & SPICER, ATTORNEYS
401 Union Street, Nashville, Tennessee 37219

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Billy V. Keller (NAME) | Churchill Mortgage Corporation (NAME) | 53-12-63 |
| 202 Pitts Avenue (STREET ADDRESS OR ROUTE NUMBER) | 1835 Savoy Drive, NE (STREET ADDRESS) | LW 05850 |
| Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP) | Atlanta, GA 30341 (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Joe L. Wall and wife, Deborah L. Wall

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Billy V. Keller and wife, Jean K. Keller

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in the 4th Civil District of Davidson County, Tennessee, being part of Lots Nos. 1 and 2 on a Map of Betty Hays Tract as shown on a survey by Z. J. Wilkinson, Surveyor, dated March 29, 1951, and further described by survey of John Kohl, Surveyor, dated May 17, 1978, as follows:

BEGINNING at a steel pin in the westerly margin of Hadley Bend Road at the southeast corner of the property conveyed by deed of correction to John J. Hays, and wife, from Betty Hays of record in Book 2499, page 397, Register's Office Davidson County, Tennessee; thence westerly at a 90 degree angle from Hadley Bend Road 118 feet to a steel pin, thence southerly at a 90 degree angle 14.5 feet to a steel pin; thence southwesterly 254 feet to a steel pin; thence south 28° east 39.5 feet, more or less, to a point in the north line of Lot No. 2; thence easterly with the dividing line between Lots Nos. 1 and 2, 274.9 feet to a point; thence leaving said line in an easterly direction 80 feet to a point in the westerly margin of Hadley Bend Road; thence with the margin of same northwardly 48.8 feet to the point of beginning.

BEING the same property conveyed to Joe L. Wall by deed from Patricia Roberts Harris, Secretary of Housing & Urban Development of record in Book 5242, page 509, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (X) property, known as 202 Pitts Avenue, Old Hickory, TN 37138
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand 5 this 19TH day of MAY 19 78

Joe L. Wall

Deborah L. Wall

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, JERRY W. SORANI, a Notary Public in and for said County and State, the within named JOEL L. WALL AND DEBORAH L. WALL

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, Tennesee, this 19th day of MAY 19 78

Commission expires 9-14-78

Jerry W. Sorani
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Joe L. Wall et ux

TO
Billy V. Keller et ux

E 6.7.2 4.1

IDENTIF. REFERENCE

MAY 25 9 00 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| MAY25 78 | CONV | 25,000.00 | | | |
| MAY25 78 | S'TAX | | B* | 65.00 | |
| MAY25 78 | PR'FEE | | B* | .50 | |
| MAY25 78 | W'DEED | | B* | 4.00 | * 69.50 |

PR

Return To:
WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219