6669 03/06 102.00- CHECK

BOOK 5401 PAGE 683

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $37,485.75

William F Kanouse
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March, 1979

Notary Public

MY COMMISSION EXPIRES: 3-30-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom G. Coleman, Jr., Atty., 1702 Parkway Towers, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM F. KANOUSE, ET UX (NAME)	THIRD NATIONAL MORTGAGE CO. (NAME)	Map 162-6
170 Old Tusculum Rd (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 2628 (STREET ADDRESS)	Par 105
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENNESSEE 37219 (CITY) (STATE) (ZIP)	5DU-52806

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, LOYD F. UMSTEAD AND WIFE, CLAUDIA D. UMSTEAD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM F. KANOUSE AND WIFE, OPAL KANOUSE

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 Davidson County, Tennessee, being Lot No. 8 on the Plan of Old Tusculum Road Heights of record in Book 4300, Page 45, said Register's Office, described as follows:

Said Lot No. 8 fronts 60 feet on the northerly side of Old Tusculum Road and extends back 174.64 feet on the easterly line and 178.98 feet on the westerly line to a dead line in the rear measuring 60.16 feet thereon.

Being the same property conveyed to Loyd F. Umstead and wife, Claudia D. Umstead, by deed from Richard A. Grose and wife, Kay Grose, of record in Book 5282, Page 718, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the above named Grantees assume and agree to pay the remaining unpaid balance of a deed of trust of record in Book 5089, Page 624, said Register's Office.

This instrument is made subject to restrictive covenants of record in Book 4409, Page 223, said Register's Office, and to the Plan of record in Book 4300, Page 45, said Register's Office. This instrument is also made subject to all applicable local government planning, building and zoning regulations.

This is unimproved ( ) improved (X) property, known as 170 Old Tusculum Road, Nashville, Tennessee
(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 s this 1st day of March, 19 79

Loyd F Umstead

Claudia D. Umstead

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Loyd F. Umstead and wife, Claudia D. Umstead

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, Tennessee, this 1st day of March 19 79

Commission expires 8-3-80

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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
Loyd F. Umstead, etux

TO
William F. Kanouse, et ux

F. I. 6 9 1 8

IDENTIF. REFERENCE

MAR 6 8 49 AM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5401 PAGE 685

FOR

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			37485.75- CAMT.	
			97.50 CSTAX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	102.00-
6669A03/06/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. I. 6 9 1 8

IDENTIF. REFERENCE

MAR 6 8 49 AM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

No. 669351