This instrument prepared by: Stewart, Black, Ayers & Mathiesen, Attorneys, 223 Madison Street, Madison, Tennessee 37115

1406 03/30 53.90- CHECK Mail

WARRANTY DEED

BOOK 5410 PAGE 589

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
WILLIAM FRED PIPER	SAME	Map 83-14
(NAME) 1116 McAlpine Ave.	(NAME)	Parcel 305
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tennessee	(STREET ADDRESS)	23 W -2825
(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, including the Grantees assuming a certain unpaid indebtedness of record in Book 5204, page 185, Register's Office for Davidson County, Tennessee, which Grantees promise to pay and agree to hold Grantors harmless from same,

WAYLAN C. DEAN, single; and
CARLTON D. BAKER AND WIFE, JOYCE BAKER,
hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said WILLIAM FRED PIPER AND WIFE, JUANITA E. PIPER, as tenants-in-common, and not as tenants by the entirety hereinafter referred to as Grantees, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 107 on the Map of the Edgefield Land Company's First Subdivision, of record in Book 57, page 130, Register's Office for said County.

Said Lot fronts 50 feet on the northerly side of Shelby Avenue and runs back between parallel lines 150 feet to an alley.

BEING the same property conveyed to Waylan C. Dean and Carlton D. Baker by deed from Edgar E. Pipkin and wife, June W. Pipkin, of record in Book 5204, page 183, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 19,000.00

Subscribed and sworn to before me, this the 21st day of March 19 79

Affiant William Fred Piper

My commission expires: 3/15/81 (Affix Seal)

Notary Public Carolyn F. Waddey

CAROLYN F. WADDEY NOTARY PUBLIC STATE OF TENNESSEE

This is unimproved ( ) improved (XX) property, known as 1617 Shelby Avenue, Nashville, Tennessee
(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 Grantees, their (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 Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 21st day of March, 19 79 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

+ William D. Dean

+ Joyce Baker

BOOK 5410 PAGE 590

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ MAURY }

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

WAYLAN C. DEAN, single

CARLTON D. BAKER AND WIFE, JOYCE BAKER

the within named 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 ~~Madison~~ COLUMBIA Tennessee, this 21st day of March, 1979.

Clyde Farris Notary Public

(Commission expires) 10-21-80

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be..... of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM

WAYLAN C. DEAN, ET AL

TO

WILLIAM FRED PIPER

F. 2.0.5.0.7.

IDENTIF. REFERENCE

MAR 28 8 42 AM '79

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

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5410 PAGE 591

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			19000.00- CO	
			49.40 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	53.90-
			1406A03/28/79 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 2 0 5 0 7.

IDENTIF. REFERENCE 1

MAR 28 8 43 AM '79

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

No. 672905