This instrument prepared by:
Thomas J. Stack, Jr., Attorney
First American Center
Nashville, Tennessee

BOOK 5428 PAGE 950

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Randy M. Coleman, et ux	First Tennessee Bank N. A. Memphis	Map 149-3
(NAME)	(NAME)	
2533 Edge-O-Lake Drive	P. O. Box 474	Parcel 56
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37217	Memphis, Tennessee 38101	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by Randy M. Coleman and wife, Deborah G. Coleman and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Olga Szarka, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said Randy M. Coleman and wife,

Deborah G. Coleman,

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 456 on the Plan of Edge-O-Lake Estates, Section 6, as of record in Book 3700, page 16, Register's Office for said County.

Said Lot No. 456 fronts 80 feet on the southerly side of Edge-O-Lake Drive and runs back between lines 137.77 feet on the easterly side and 166.94 feet on the westerly side, to a line at the rear on which it measures 85.15 feet thereon.

The above described property was conveyed to Louis B. Szarka and wife, Olga S. Szarka, by deed from Thurman and Stevens Construction Company, Inc., of record in Book 3991, page 22, Register's Office for said County, the said Louis Szarka having quitclaimed his interest to Olga Szarka of record in Book 5206, page 793, Register's Office of Davidson County, Tennessee.

This conveyance is subject to a 30-foot setback line from Edge-O-Lake Drive, a 10-foot easement for utility and drainage purposes along the rear line of the lot, a 2.5 x 25 foot anchor easement located on the northwest corner of the lot, and conditions of owner's certificate, of record in Book 3700, page 15; and restrictive covenants of record in Book 3908, page 161, 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 $52,850.00

Subscribed and sworn to before me, this the 26th day of April 19 79

Affiant Randy M Coleman

My commission expires: 4/7/80 (Affix Seal)

Notary Public Olga Szarka

This is improved (X) unimproved ( ) property, known as 2533 Edge-O-Lake Drive, Nashville, Tennessee 37217
(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
Randy M. Coleman and wife, Deborah G. Coleman,
their *(successors),*

heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1979 taxes which are prorated and assumed by the purchaser.

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Randy M. Coleman and wife, Deborah G. Coleman,
their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand* this 26th *day of* April , 1979 , *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Olga Szarka
Olga Szarka

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ARIZONA

STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ } PIMA

Personally appeared before me, Mary K. Coe, *a Notary Public in and for said County and State,* Olga Szarka

the within named bargainor, , *with whom I am personally acquainted, and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Tucson, Arizona ~~XXXXXXX~~
this 26th *day of* April, *19*79

PUBLIC ARIZONA

Mary K. Coe *Notary Public*

Commission expires [illegible]

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
Olga Szarka
TO
Kandy M. Coleman et ux

F 26925

IDENTIFICATION REFERENCE

MAY 1 2 05 PM '79

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

FIRST AMERICAN CENTER 6-23605-4
NASHVILLE, TENN. 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

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RECEIVED OF _____

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
			52850.00- CO	
			137.28 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	141.78-
9657A05/01/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-26925

IDENTIF. REFERENCE

MAY 1 2 05 PM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 680893