FORM NO. WD-1

BOOK 5432 PAGE 554

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,082.64

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF May 19 79.

Notary Public

MY COMMISSION EXPIRES: 11-17-80

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick L. Edwards et ux (NAME)	Kislak Mortgage Company (NAME)	15D 53255
2110 Avalon Drive (STREET ADDRESS OR ROUTE NUMBER)	1101 Brickell Ave. (STREET ADDRESS)	73-1
Nashville, Tn. 37212 (CITY) (STATE) (P. O. ZIP)	Miami, Fla. 33131 (CITY) (STATE) (ZIP)	146

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, JOHN C. MOULTON and KATHY J. MOULTON, now known as KATHY NEAL JOHNSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK L. EDWARDS and wife, BRENDA K. EDWARDS

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. 34 on the plan of Highland View Subdivision, of record in Book 1424, page 39, Register's Office for said County.

SAID Lot No. 34 fronts 80.0 feet on the southerly margin of Avalon Drive and extends back 169.5 feet on the easterly line and 172.1 feet on the westerly line to a broken line in the rear, measuring 155.0 feet thereon.

BEING the same property conveyed to John C. Moulton and wife, Kathy J. Moulton by deed from Robert Lee Jones and wife, Mary Frances Jones of record in Book 5087, page 967, Register's Office for Davidson County, Tennessee. John C. Moulton and Kathy J. Moulton have since been divorced by Final Decree of record in Minute Book 146A, page 547, Clerk's Office for the First Circuit Court for said County, which decree directs for the sale of the premises.

IT is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Kislak Mortgage Company of record in Book 5087,page 969, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 2110 (House Number) Avalon Drive (Street) Nashville, Tn. (P. O. Address) 37212 (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 hands this 8th day of May, 1979

John C. Moulton

Kathy Neal Johnson

STATE OF TENNESSEE
Davidson County

BOOK 5432 PAGE 555

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John C. Moulton and Kathy J. Moulton, now known as Kathy Neal Johnson

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 8th day of May 1979

Commission expires 11-17-80

Notary Public

PERCY WILLIAMS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
JOHN C. MOULTON and
KATHY NEAL JOHNSON

TO
PATRICK L. EDWARDS and wife,
BRENDA K. EDWARDS

F. 28220

IDENTIF. REFERENCE

MAY 8 1 48 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Row 1, Box 8, (mg)

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

05/08 99.35 - CHECK

1327

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

BOOK 5432 PAGE 556

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
			36082.64- CO	
			93.86 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	98.36-
1327A05/08/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 28220

T
IDENTIF. REFERENCE

MAY 8 1 40 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 682511