This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

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5635

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Daniel F. Walters and wife, Linda J. Walters	Third National Mortgage Company	150-10-7
(NAME)	(NAME) P.O. Box 2628	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS) Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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

cash in hand paid by Daniel F. Walters and wife, Linda J. Walters and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

Triad, Inc.

have this day bargained and sold, and do hereby transfer and convey unto the said Daniel F. Walters and wife, Linda J. Walters *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 114 on the Plan of Cherry Hills, Section 10-A, as of record in Book 4860, page 97, Register's Office for Davidson County, Tennessee. Said Lot No. 114 fronts 78.00 feet on the west side of Cedarcroft Drive and extends back 172.57 feet on the north line and 155.90 feet on the south line to a broken dead line measuring 89.16 feet thereon.

Being part of the property conveyed to Triad, Inc. by deed from The Arlington Company, a partnership of J. D. Owen, Jr., Marguerite M. Owen, John D. Owen, III and Suzanne M. Owen of record in Book 5167, page 637, said Register's Office.

This conveyance is subject to a 10-foot easement for public utilities and drainage, 30-foot building setback line from Cedarcroft Drive, and conditions of Owner's Certificate of record in Book 4860, page 97, said Register's Office; and restrictive covenants of record in Book 5009, page 329, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 45,000.00

Affiant

Subscribed and sworn to before me, this the 9th day of May, 1979

My commission expires: Mar 1, 1980 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as Lot 14, Cedarcroft, Antioch, Tennessee 37013
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto 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, except for 1979 taxes which are prorated and assumed by the purchasers.

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.

Whenever 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 25th *day of* May *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.*

TRIAD, INC.

By: Bill Ellis, President

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, ... *a Notary Public in and for said County and State,* .....

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

Witness my hand and official seal at ..... *Tennessee, this* .....*day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and seal, at office in Nashville, Tennessee, *this* 29th *day of* May, *19*79

Robert M. Loffi *Notary Public*

Commission expires Nov. 1, 1980

WARRANTY DEED

FROM

Triad, Inc.

TO

Daniel F. Walters and wife,
Linda J. Walters

F. 3. I. 5. 6. 7.

IDENTIF. REFERENCE

MAY 29 2 55 PM '79

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

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
			41000.00- CO	
			106.60 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK	111.10-
5635A	05/29/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 3 1 5 6 7

T
IDENTIF. REFERENCE

MAY 29 2 55 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 686681