This instrument prepared by:
Thomas J. Stack, Jr., Atty.
First American Center
Nashville, Tennessee 37238
F/E Box 11

BOOK 5442 PAGE 322

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Paul D. McAllister et ux	1st & Mid-South Mortgage Co.	Map 90-15
(NAME) 625 River Rouge Drive	(NAME) P. O. Box 2568	Parcel 1
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, TN 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 Paul D. McAllister and wife, Claire S. McAllister and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Thomas C. Kartak, unmarried,

have this day bargained and sold, and do hereby transfer and convey unto the said Paul D. McAllister and wife,
Claire S. McAllister,
the Grantees herein, their (successors), heirs and assigns,
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 638 on the Plan of Charlotte Park, Section IX, as of record in Book 2900, page 77, Register's Office for said County.

Said Lot fronts 71 feet on the west side of River Rouge Drive and runs back 290 feet more or less on the north line and 310 feet more or less on the south line to the edge of the water of Cumberland River, as established on said Plan, on which it measures 72 feet more or less.

The above described property was conveyed to Thomas C. Kartak by deed from John D. Phillips and wife, Helen W. Phillips, of record in Book 5022, page 88, said Register's Office.

This conveyance is subject to a 50-foot minimum building setback line from River Rouge Drive, a 10-foot easement for public utilities along the southerly and westerly lines of premises, and conditions of owner's certificate, as shown on plan of record in Book 2900, page 77, Register's Office for Davidson County, Tennessee; Perpetual easement and right to flood premises as a result of the operation and maintenance of the Cheatham Lock and Dam Project on the Cumberland River granted the United States of America by deed of flowage easement from S. O. Martin and wife, Lillie May Martin, of record in Book 2140, page 408, said Register's Office; Restrictive Covenants contained in an instrument of record in Book 3033, page 638, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this tranefer is $ 58,000.00

Subscribed and sworn to before me, this the 24th day of May 19 79

Affiant: Paul D. McAllister

My commission expires: 4/17/79 (Affix Seal)

Notary Public: Lillie May Farsley

This is improved ( ) unimproved (X) property known as 625 River Rouge Drive, 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 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 24th *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.*

Thomas C. Kartak

Thomas C. Kartak

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

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

Witness my hand and official seal at Nashville ..... *Tennessee, this* 24th *day of* May ....., *19* 79

Commission expires 4/17/83 ..... *Notary Public*

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 .....

F 3 1 7 5 7

IDENTIF. REFERENCE

MAY 30 1 54 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

Thomas C. Kartak

TO

Paul D. McAllister et ux

F/E Box 11

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

58000.00- CO
150.80 CO TX
.50 PRFEE
4.00 WDEED
CHECK 155.30-
5899A05/30/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 3 1 7 5 7

IDENTIF. REFERENCE

MAY 30 1 54 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 686935