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

BOOK 5183 PAGE 907

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Henry M. Akin, III and wife, Carol F. Akin	Mercantile Mortgage Company	136-10-3
(NAME)	(NAME)	
2775 Smith Springs Road	P. O. Box 14569	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37217	St. Louis, Missouri 63178	
(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 Henry M. Akin, III and wife, Carol F. Akin and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Frank Richard Carini and wife, Jo Ann Carini

have this day bargained and sold, and do hereby transfer and convey unto the said Henry M. Akin, III and wife, Carol F. Akin

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 3 on the Plan of Castlegate, Section I, as of record in Book 4460, page 115, Register's Office for said County.
Said Lot No. 3 fronts 93.03 feet on the southerly side of Smith Springs Road and extends back 112.40 feet on the westerly line and 162.61 feet on the easterly line to a dead line measuring 72.81 feet thereon.

Being the same property conveyed to Frank Richard Carini and wife, Jo Ann Carini by deed from K & W, Inc., a Corporation of record in Book 4779, page 5, said Register's Office.

This conveyance is subject to a 10-foot easement for public utility and drainage purposes, 30-foot minimum building setback line from Smith Springs Road and conditions of Owner's Certificate of record in Book 4460, page 115, said Register's Office; and restrictive covenants of record in Book 4649, page 295, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 72,000.00

Subscribed and sworn to before me, this the 15th day of August 19 79

Affiant Henry M. Akin, III

My commission expires: 7/21/80 (Affix Seal)

Notary Public Mary Ewing

This is unimproved ( ) unimproved (X) property, known as 2775 Smith Springs Road, 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 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 15th *day of* August *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.*

Frank Richard Carini

Jo Ann Carini

BOOK 5483 PAGE 908

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Frank Richard Carini and wife, Jo Ann Carini

*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 Nashville, Tennessee
this 15th *day of* August, *19*79

Mary Ensey
Notary Public

MARY ENSEY NOTARY PUBLIC AT LARGE STATE

Commission expires 4/21/80

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.....

5083

WARRANTY DEED

FROM

Frank Richard Carini and wife,
Jo Ann Carini

TO

Henry M. Akin, III and wife,
Carol F. Akin

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

$ 23695

4 6 8 4 6

IDENTIF. REFERENCE

AUG 17 10 41 AM

FEE ... DAVIDSON COUNTY, TEN...

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

BOOK 5483 PAGE 909

RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

72000.00- CO
187.20 CO TX
.50 PRFEE
6.00 WDEED
CHECK 193.70-
5063AUG8/17/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 46846

IDENTIF. REFERENCE

AUG 17 10 41 AM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 705546