L# 555,026-0
RETURN TO HOME FEDERAL

SEND TAX BILLS TO:
HOME FEDERAL SAVINGS & LOAN ASSN.
230 4th AVENUE NORTH
NASHVILLE, TENN. 37219

WARRANTY DEED

BOOK 5487 PAGE 18

ADDRESS NEW OWNER(S) AS FOLLOWS: SEND TAX BILLS TO: MAP/PARCEL NOS.
Anthony Edward Dupuy Trabue and
Ramona Nondine Walsh 104-13-160
#83, Richmeade Place, 401 Bowling Ave. 7DA-07400
Nashville, Tennessee 37215

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, Sheridan Construction Company, a Tennessee Corporation, Grantor, has this day bargained and sold and does hereby transfer and convey unto the said Anthony Edward Dupuy Trabue/and Unmarried Ramona Nondine Walsh Unmarried, Grantee(s), their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Building Site No. 75 on the Plan of Richmeade Place, Section V, as shown on a Plat of record in Book 5210, Page 141, Register's Office for Davidson County, Tennessee, reference to which Plat is hereby made for a more complete and accurate description of said property, together with one membership in Richmeade Place Home Owners Association, Inc., a not-for-profit corporation of the State of Tennessee, and all obligations and privileges thereunto belonging or in anywise appurtaining to said membership.

BEING part of the same property conveyed to Sheridan Construction Company by Deed from Union Bank, of record in Book 4957, Page 591, said Register's Office.

This conveyance is made and accepted by the Grantee(s) herein subject to the Declaration of Covenants, Conditions, and Restrictions as recorded in Book 4941, Page 637, and as amended in Book 5036, Page 338, First Supplemental Declaration of Covenants, Conditions, and Restrictions as recorded in Book 5019, Page 946, and rerecorded in Book 5039, Page 256, Second Supplemental Declaration of Covenants, Conditions, and Restrictions recorded in Book 5094, Page 473, and Third Supplemental Declaration of Covenants, Conditions, and Restrictions recorded in Book 5238, Page 385, and Fourth Supplemental Declaration of Covenants, Conditions and Restrictions recorded in Book 5408, Page 210, all in the Register's Office for Davidson County, Tennessee.

This is improved property known as #83, Richmeade Place, 401 Bowling Avenue, Nashville, Tennessee 37215.

TO HAVE AND TO HOLD said real estate with appurtenances, estate, title, and interest belonging to said Anthony Edward Dupuy Trabue & Ramona Nondine Walsh, their heirs and assigns forever.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 95,900.00.

CHECK

Ramona Nondine Walsh
Affiant

Sworn to and subscribed before me this 21 day of October 1979.

Gail Arnette
NOTARY PUBLIC

My Commission Expires: April 28, 1980

Prepared by
SAMUEL K. CROCKER, ATTORNEY
11th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

3/22 25

6326

Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for taxes of 1979, which have been prorated and will be paid by Grantor, and except as set out above, a Declaration of Covenants, Conditions, and Restrictions and By-Laws as of record in Book 4941, Page 637, and as amended in Book 5036, Page 338, Register's Office for Davidson County, Tennessee, First Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5094, Page 473, Register's Office for Davidson County, Tennessee; Third Supplemental Declaration of Covenants, Conditions, and Restrictions of record in Book 5238, Page 385, Register's Office for Davidson County, Tennessee; Fourth Supplemental Declaration of Covenants, Conditions and Restrictions of record in Book 5408, Page 210, Register's Office for Davidson County, Tennessee, and owner's certificate, easement for roadways and utilities, all as shown on a Plat of record in Book 5210, Page 141, Register's Office for Davidson County, Tennessee.

It further binds itself and its representatives to warrant and forever defend the title to said real estate to said Anthony Edward Dupuy Trabue & Ramona Nondine Walsh, their heirs and assigns, against the lawful claims of all persons.

Executed this 21 day of October, 1979.

SHERIDAN CONSTRUCTION COMPANY

By: Gerald E. Sheridan
Gerald E. Sheridan, President
GRANTOR

Anthony Edward Dupuy Trabue

Ramona Nondine Walsh

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 5487 PAGE 20

Before me, Jeanne K. Atkinson, a Notary Public in and for the State and County aforesaid, personally appeared Gerald E. Sheridan, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of Sheridan Construction Company, the within-named bargainor, a corporation, and that he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as such President.

Witness my hand and official seal at office in Nashville, Tennessee, this 21st day of August, 1979.

Jeanne K. Atkinson
NOTARY PUBLIC

My Commission Expires: July 17, 1983

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Gail Amorette, a Notary Public in and for said County and State, Anthony Edward Digney Trustee and Pamela Pendine Walsh, 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 21 day of October, 1979.

Gail Amorette
NOTARY PUBLIC

My Commission Expires: April 27, 1980

IDENTIF. REFERENCE F 47887

AUG 22 3 29 PM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 5487 PAGE 21

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
			95900.00- CO	
			249.34 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 258.84-	
6326A08/22/79			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 4 7 8 8 7

IDENTIF. REFERENCE

Aug 22 3 29 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 706780