9765 09/07 124.02- CHECK

BOOK 5494 PAGE 639

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$45,154.85 Lee C Kruger & D. M. Toporoski
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF September 19 79

Jean M. Hall
Notary Public

MY COMMISSION EXPIRES: 7/19/81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC. (NAME) 311 Plus Park Blvd, Nashville, Tennessee (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel M. Toporoski (NAME)	Commerce Union Bank (NAME)	Map 133-12
Scripps Inst. of Oceanography Marine Facilities Div. P 005 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	Parcel 243
University of Cal. LaJolla, Ca. (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	5DU-10029

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, Samuel Thomas Drake, Jr. and wife, Jana P. Drake

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel M. Toporoski

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. 136, on the Plan of Section Three, Greenwood Hills, of record in Book 5050, page 10, Register's Office for Davidson County, Tennessee.

SAID Lot No. 136, which is a corner lot, fronts 76.50 feet on the southerly margin of Scotwood Drive and fronts 75.00 feet on the westerly margin of Dawn Drive, said frontages being joined by a curve having a length of 39.27 feet, and extends back 102.07 feet on the southerly line and 100.00 feet on the westerly line to a point of intersection.

BEING the same property conveyed to Samuel Thomas Drake, Jr. and wife Jana P. Drake by deed from Harry D. Cotham and wife, Clarice N. Cotham of record in Book 5429, page 845, said Register's Office.

THIS conveyance is subject to Restrictive Covenants of record in Book 5086, page 766, and such easements and setback lines of record in Book 5050, page 10, said Register's Office.

GRANTEES hereby assume and agree to pay the mortgage held by Commerce Union Bank of record in Book 5331, page 113, said Register's Office. The escrow account to be transferred to Grantees.

This is improved (XX) unimproved ( ) property, known as 3873 Scotwood Drive (House Number) (Street) Nashville, TN 37211 (P. O. Address) (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 hand s this 6th day of September, 19 79

Samuel Thomas Drake, Jr.

Jana P. Drake

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel Thomas Drake, Jr. and Jana P. Drake

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 6th day of September 1979

Commission expires 7/19/81

Grace N. Flo
Notary Public

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

F 50566

WARRANTY DEED

FROM

Samuel Thomas Drake, Jr. and wife,

Jana P. Drake

TO

Daniel M. Toporeski

IDENTIF. REFERENCE

SEP 7 9 48 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5494 PAGE 641

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			45154.85-	CO
			117.52	CO TX
			.50	PRFEE
			6.00	WDEED
				CHECK 124.02-
			9765A09/C7/79	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 50566

IDENTIF. REFERENCE

SEP 7 9 48 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 710110