Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 5540 PAGE 953

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William B. Walker and wife, Ardella L. Walker	Third National Mortgage Company	104-10-101
(NAME) 401 Chesterfield Avenue	(NAME) P. O. Box 2628	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37212	(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 William B. Walker and wife, Ardella L. Walker and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

Richey Insurance Service, Inc.

have this day bargained and sold, and do hereby transfer and convey unto the said William B. Walker and wife, Ardella L. Walker *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. 1 as shown on a subdivision of a part of the Old Bosley-Whitworth Farm, of record in Book 5190, page 295, Register's Office for Davidson County, Tennessee.
Beginning at a point in the southeasterly margin of Marlborough Avenue, said point being the common front corners of Lots 1 and 2; thence with the southeasterly margin of said Avenue North 35 deg. 35' 03" East 179.14 feet to a point, the beginning of a curve to the right having a radius of 25.00 feet; thence around said curve in a northeasterly direction 42.04 feet to a point in the southwesterly margin of Chesterfield Avenue; thence with said margin of said Avenue, South 48 deg. 04' 50" East 47.15 feet to a point; thence leaving Chesterfield Avenue, South 41 deg. 00' 09" West 99.82 feet to a point; thence South 35 deg. 32' 14" West 99.41 feet to a point in the northeasterly line of Lot No. 2; thence with the said line of said lot, and in a northwesterly direction 65.27 feet to the point of beginning.

Being the same property conveyed to Richey Insurance Service, Inc. by deed from Nathan Doochin, Eli Jacobs and Margaret Hirsh, Trustees, of record in Book 5443, page 775, said Register's Office.

This conveyance is subject to the Plan of record in Book 5190, page 295, said Register's Office which shows an Owner's Certificate, and a 10-foot easement for sewer.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 73,000.00

Subscribed and sworn to before me, this the 5th day of Dec., 19 79

Affiant William B Walker

My commission expires: 4/21/80 (Affix Seal)

Notary Public Mary Ewell Notary Public

unimproved ( )
This is improved (X) property, known as 401 Chesterfield Avenue, Nashville, Tennessee 37212
(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.

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 5th *day of* December, *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.*

RICHEY INSURANCE SERVICE, INC.

By: [signature]

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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, Mary Ensey, *a Notary Public of the State and County aforesaid, personally appeared* ED RICHEY *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* PRESIDENT *of the* Richey Insurance Service, Inc. *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* him *self as* PRESIDENT

Witness my hand and seal, at office in Nashville, Tennessee *this* 5th *day of* December, 19 79

Commission expires 4/21/80 Mary Ensey *Notary Public*

ADB

WARRANTY DEED

FROM
Richey Insurance Service, Inc.

TO
William B. Walker and wife,
Ardella L. Walker

G-23760

PLEASE RETURN TO
CHICAGO TITLE INS. CO.

F 67075

IDENTIF. REFERENCE

DEC 7 8 40 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
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

RECEIVED OF _____ BOOK 5540 PAGE 955

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

73000.00- CO
189.60 CO TX
.50 PRFEE
6.00 WDEED
CHECK 196.30-
0408A12/07/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F67075

IDENTIFICATION REFERENCE

DEC 7 8 40 AM '79

F... REGISTER
DAVIDSON COUNTY, TENN.

No. 730150