1290 12/12 84.50- CHECK

BOOK 5542 PAGE 814

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

30,000.00 James A. Payton Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF DECEMBER, 19 79.

Notary Public

MY COMMISSION EXPIRES: April 19, 1983

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Payton, Jr. (NAME)	The Chamberlain Company (NAME)	50-13
2161 Richmond Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 8254 (STREET ADDRESS)	41
Nashville, Tn. 37207 (CITY) (STATE) (P. O. ZIP)	Chattanooga, TN 37411 (CITY) (STATE) (ZIP)	12DZ-95320

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, John Fite Petway and wife Charlie Mae Petway

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Payton, Jr. and wife Debra R. Payton

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:

BEING Lot No. 28, Golden Valley Estates, Section 1, as of record in Book 4175, Page 142, Register's Offfice for Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said lot.

BEING the same property conveyed to the within named grantors by deed of record in Book 5084, Page 54, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4447, Page 108, and Book 4447, Page 594, Register's Office for Davidson County, Tennessee; and to the plan, of record in Book 4175, Page 142, which shows an Owner's Certificate, certain easements and set-back lines.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is improved ( ) unimproved ( ) property, known as 2161 Richmond Drive Nashville, Tn. 37207
(House Number) (Street) (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 hands this 11th day of December, 19 79.

John Fite Petway John Fite Petway

Charlie Mae Petway Charlie Mae Petway

A-101

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Fite Petway and wife Charlie Mae Petway

the 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 Madison, Tennessee, this 7TH day of DECEMBER 19 79

Commission expires April 17, 1983

W.K. Georgas, Jr.
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

WARRANTY DEED

FROM John Fite Petway

TO James A. Payton, Jr.

F 67733

IDENTIF. REFERENCE

DEC 12 9 49 AM '79

FELIX E. DYSON JR. REGISTER
DAVIDSON COUNTY, TENN.

American Escrow Company, Inc.
Suite 209 Cumberland Bldg.
101 Cumberland Avenue
Madison, Tennessee 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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
			300[illegible].00- CO	
			70.00 CO TX	
			.50 PRFEE	
			6.00 MISC	
			CHECK	84.50-
1290A	12/12/79	BSL		.0.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F67733

IDENTIFICATION REFERENCE

Dec 12 9 49 AM '79

REGISTER
DAVIDSON COUNTY, TENN.

No. 731004