DELTA TITLE COMPANY
TWO INTERNATIONAL PLAZA DRIVE
SUITE 520
P. O. BOX 17351
NASHVILLE, TENNESSEE 37217

BOOK 5544 PAGE 486

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,000.00

Dennis W. Roberts
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF DECEMBER 1979

Barbara Sullivan
Notary Public

MY COMMISSION EXPIRES: 5/31/81

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
THOMAS, [illegible]
107 PARK AVENUE
NASHVILLE, TENNESSEE 37219

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MR/MRS. DENNIS WAYNE ROBERTS (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	73-1 76
2721 BOBBY AVENUE (STREET ADDRESS OR ROUTE NUMBER)	4041 KNIGHT ARNOLD ROAD (STREET ADDRESS)	
NASHVILLE, TENNESSEE (CITY) (STATE) (P. O. ZIP)	MEMPHIS, TENNESSEE, 38118, (CITY) (STATE) (ZIP)	15DZ 53530

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, STANLEY K. YUNKER, Unmarried, and JOHN W. YUNKER, AND WIFE, MARY E. YUNKER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DENNIS WAYNE ROBERTS, AND WIFE, DEBORAH LEIGH ROBERTS

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 land in Davidson County, Tennessee, being Lot No. 26, Sec. "B" on the Map of Happy Valley Subdivision, not of record and described according to a copy of a survey by James A. Hamilton, Jr., Surveyor, May 28, 1947, as follows:

BEGINNING at a point in the northerly margin of Bobby Avenue at the common corner of Lots Nos. 25 and 26, being 475 feet east of the easterly margin of Cooper Lane; thence with the line between said lots, northerly 140 feet to a point; thence easterly 75 feet to a point; the corner of lots Nos. 26 and 27; thence with the line between said lots, southerly 140 feet to the northerly margin of Bobby Avenue; thence with the margin of the same westerly 75 feet to the point of beginning. (Described further in Deed Book 4681, Page 8 of the Register's Office of Davidson County, Tennessee)

BEING the same property conveyed to Stanley K. Yunker and John W. Yunker by deed of record in Book 5346, Page 851 of the said register's office.

This conveyance, however, is subject to any and all easements and rights-of-way or restrictions of record, if any.

This is unimproved ( ) improved (X) property, known as 2721 BOBBY AVENUE (House Number) (Street) NASHVILLE, TN. (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 11th day of DECEMBER, 19 79

X Stanley K Yunker
STANLEY K. YUNKER

Mary E Yunker
MARY E. YUNKER

X John W Yunker
JOHN W. YUNKER

STATE OF TENNESSEE
DAVIDSON County

BOOK 5544 PAGE 487

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named STANLEY K. YUNKER, JOHN W. YUNKER AND MARY E. YUNKER,

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 NASHVILLE, DAVIDSON COUNTY, Tennessee, this 11th day of DECEMBER 19 79

Commission expires 5/31/81

Barbara Yarbrough
Notary Public

STATE OF TENNESSEE
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

TO

F 6 8 3 4 9

IDENTIF. REFERENCE

DEC 17 10 58 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Delta Title Company
Titles Guaranteed
1100 Kermit Drive • Suite 100
NASHVILLE, TENNESSEE 37217

2165 12/17 09.70- CHECK

The holders of the indebtedness described herein shall have the

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BK5544 PAGE 488

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

32000.00- CO
83.20 CO TX
.50 PRFEE
6.00 WDEED
CHECK 89.70-
2165A12/17/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F68349

IDENTIF. REFERENCE

DEC 17 10 58 AM '79

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 731851