424 01/22 136.50- CHECK

WARRANTY DEED

BOOK 5557 PAGE 774

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF January, 1980.

Notary Public

MY COMMISSION EXPIRES: October 17, 1982

THIS INSTRUMENT WAS PREPARED BY: Douglas R. Berry, 907 Two Mile Pky., Goodlettsville, TN 37072

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MORGAN WORKMAN, et al (NAME)	MORTGAGE CORPORATION OF THE SOUTH (NAME)	162-6
907 Two Mile Parkway (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 10726 (STREET ADDRESS)	33
Goodlettsville, Tn. (CITY) (STATE) (P. O. ZIP)	Birmingham, Alabama 35202 (CITY) (STATE) (ZIP)	5DV 52798

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, HOWARD E. WALKER and wife, JOYCE E. WALKER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MORGAN WORKMAN, a 72.5% interest, HELEN BURTON, a 17.0% interest and ALL-STATE REALTY & AUCTION, INC., a 10.5% interest, tenants in common

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. 21 on the Plan of Tusculum Circle Subdivision, Section Two, of record in Book 3842, page 254, said Register's Office.

Said Lot No. 21 fronts 80.0 feet on the northerly side of Old Tusculum Road and runs back 178.6 feet on the westerly line and 179.9 feet on the easterly line to a line in the rear which measures 80.0 feet thereon.

Being the same property conveyed to Howard E. Walker and wife, Joyce E. Walker by deed from Paul H. Wolff and wife, Jane S. Wolff, of record in Book 5194, page 181, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 200 Old Tusculum Road, Antioch, Tennessee (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 hand s this 8th day of January, 1980

Howard E. Walker
HOWARD E. WALKER

Joyce E. Walker
JOYCE E. WALKER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Howard E. Walker and Joyce E. Walker

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 Goodlettsville, Tennessee this 8th day of January, 19 80

Commission Expires October 17, 1982 Douglas R Berry, Notary Public

STATE OF
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 purpose 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
HOWARD E. WALKER, et ux

TO
MORGAN WORKMAN, et al

F 7 3 1 3 4

IDENTIF. REFERENCE

JAN 22 8 32 AM '80

FELIX Z. [illegible]SON II REGISTER
DAVIDSON COUNTY, TENN.

DOUGLAS R. BERRY
Attorney At Law
907 Two Mile Pky.
Goodlettsville, TN 37072
(615) 859-4086

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5557 PAGE 776

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

50000.00- CO
130.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 136.50-
8424A01/22/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F73134

IDENTIF. REFERENCE

JAN 22 8 32 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 737894