This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5568 PAGE 6

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard S. Whiteley	First Tennessee Bank N. A. Memphis	133-4-30
(NAME)	(NAME)	
95 Vaden Drive	P. O. Box 474	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37211	Memphis, Tennessee 38101	
(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 Richard S. Whitcley and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, William A. Ausenbaugh and wife, Anita F. Ausenbaugh

have this day bargained and sold, and do hereby transfer and convey unto the said Richard S. Whiteley

the Grantees herein, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 217 and part of Lot No. 216 on the Plan of Glencoe Acres, Section II, as of record in Book 1835, page 136, Register's Office of Davidson County, Tennessee. Said Lot No. 217 and part of Lot No. 216 front together 156.0 feet on the south side of Vaden Drive and runs back 110.0 feet on the west line and 149.6 feet on the east line, to a dead line in the rear, on which it measures 120.4 feet thereon.

Being the same property conveyed to William A. Ausenbaugh and wife, Anita F. Ausenbaugh by deed from Clifford H. Fanning and wife, Jean C. Fanning, of record in Book 3573, page 178, said Register's Office.

This conveyance is subject to a 10-foot easement for public utility purposes, 40-foot building setback line from Vaden Drive, and conditions of Owner's Certificate, of record in Book 1835, pages 136, 137 and 138, said Register's Office; and restrictive covenants of record in Book 2088, page 534, and amended in Book 2105, page 633, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 46,500.00

Subscribed and sworn to before me, this the 15th day of February 19 80

My commission expires 7-22-81 (Affix Seal)

Affiant

Notary Public

unimproved ( )
This is improved XX property, known as 95 Vaden Drive, Nashville, Tennessee 37211
(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, except for 1980 taxes which are prorated and assumed by the purchasers.

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 15th *day of* February, 19 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William A. Ausenbaugh

Anita F. Ausenbaugh

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ..., *a Notary Public in and for said County and State,* William A. Ausenbaugh and wife, Anita F. Ausenbaugh

*the within named 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, *Tennessee,*
this 15th *day of* February, 1980

Mary P. Whiteley
Notary Public

Commission expires 2-22-81

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ....., *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* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., 19.....

.....*Notary Public*

Commission expires .....

3548 02/20 127.40- CHECK

WARRANTY DEED

FROM
William A. Ausenbaugh and wife, Anita F. Ausenbaugh

TO
Richard S. Whiteley

F 7 7 1 2 2

IDENTIF. REFERENCE

FEB 20 2 45 PM '80

FELIX Z. DAVIDSON II REGISTER COUNTY, TENN.

RETURN TO
PLEASE
CHICAGO TITLE INS. CO.
[illegible]
NASHVILLE, TENN. 37201

6-237892

Compliments of
Chicago Title Insurance Company
First Floor — 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 _____

FOR BOOK 5568 PAGE 8

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
			46500.00- CO	
			120.90 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 127.40-	
3548A02/20/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 77122

IDENTIF. REFERENCE

FEB 20 2 45 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 742829