BOOK 5596 PAGE 714

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$44,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF April, 1980

Notary Public

MY COMMISSION EXPIRES: 7/19/80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

TITLE ESCROW, INC. (NAME) 311 Plus Park Blvd, Nashville, Tennessee (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Magnum Properties, Ltd.No.1 (NAME)	Noel-Palmer Mortgage Company (NAME)	149-9
2800 Gilmer Road #2 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	Par. 218
Longview, Tx 75604 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	2DU-68949

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~~ I, Kenneth W. Gatlin, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Magnum Properties LTD, No 1

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.163, Section 6, Plan of Terragon Trails of record in Plat Book 5050, page 175, Register's Office for Davidson County, Tennessee, to which plat reference is made for a more complete description.

BEING the same property conveyed to Kenneth W. Gatlin by deed from Donald Stanley Pierce and wife, Linda Pierce of record in Book 5505, page 445, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to a First Mortgage payable to Noel Palmer Mortgage Company of record in Book 5342, page 11, said Register's Office.

THIS conveyance subject to Restrictive Covenants of record in Book 5179, page 218 and such easements and setback lines of record in Book 5060, page 175, said Register's Office.

This is unimproved (x) improved ( ) property, known as 4753 Miners Cove (House Number) (Street) Antioch, Tn. 37013 (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 my hand this 25th day of April, 1980

Kenneth W. Gatlin

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 Kenneth W. Gatlin

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of April 19 80

Commission expires 7/19/81

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

F 8 7 4 0 1

WARRANTY DEED

FROM
Kenneth W. Gatlin, unmarried

TO
Magnum Properties LTD, No. 1

IDENTIF. REFERENCE

APR 30 3 11 PM '80

REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

04/30 122.00 CHECK

6493

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5596 PAGE 716

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

44500.00- CO
115.70 CO TX
.50 PRFEE
6.00 WDEED
CHECK 122.20-
6493A04/30/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 87401.

IDENTIF. REFERENCE

APR 30 3 11 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 755282