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

BOOK 5628 PAGE 943

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Juanita L. Merrill	Third National Mortgage Company	149-4-173
(NAME)	(NAME)	
2623 Willowbranch Drive	P. O. Box 2628	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37217	Nashville, Tennessee 37219	
(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 Juanita L. Merrill and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Edmund L. Eliason, III and wife, Linda O. Eliason

have this day bargained and sold, and do hereby transfer and convey unto the said Juanita L. Merrill

) *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 526 on the Plan of Edge-O-Lake Estates, Section VII, as of record in Book 3700, page 79, Register's Office for Davidson County, Tennessee. Said Lot No. 526 fronts 92.86 feet on the southerly margin of Willowbranch Drive and extends back 246.47 feet on the easterly line and 257.23 feet on the westerly line to a rear line, on which it measures 36.31 feet thereon.

Being the same property conveyed to Edmund L. Eliason, III and wife, Linda O. Eliason by deed from William G. Ziegler and wife, Joyce W. Ziegler, of record in Book 4903, page 618, Register's Office for said County.

This conveyance is subject to the plan of record in Book 3700, page 79, Register's Office for said County, shows an Owner's Certificate, a 30-foot setback line from Willowbranch Drive, a 10-foot easement for public utility purposes, and an easement for a 30-foot gas line easement and a 50-foot easement for TVA power lines; right-of-way easement granted Colonial Pipeline Company, of record in Book 4578, page 387, Register's Office for said County; right-of-way easement 30 feet in width granted Colonial Pipeline Company, of record in Book 3648, page 72, said Register's Office; and restrictive covenants of record in Book 4042, page 720, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 63,000.00

Subscribed and sworn to before me, this the 22nd day of July 19 80

Affiant: Juanita L. Merrill

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

Notary Public: Mary P. Whitlow

This is improved (X) property, known as 2623 Willowbranch Drive, Nashville, Tennessee 37217 (House Number) (Street) P.O. Address: (City or Town)
unimproved ( )

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 22nd *day of* July *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.*

X Edmund L. Eliason, III

X Linda O. Eliason
Linda O. Eliason

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary P. Whitworth, *a Notary Public in and for said County and State,* Edmund L. Eliason, III and wife, Linda O. Eliason

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* 22nd *day of* July, *19* 80

Mary P. Whitworth *Notary Public*

Commission expires 7-22-81

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.....

1613 07/25 170.30- CHECK

WARRANTY DEED

FROM
Edmund L. Eliason, III and wife, Linda O. Eliason

TO
Juanita L. Merrill

F. 9 9 1 3 0

T
IDENTIF. REFERENCE

JUL 25 10 51 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5628 PAGE 945

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
			63000.00- CO	
			163.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 170.30-	
1613A07/25/80			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 9. 9. 1. 3. 0.

IDENTIF. REFERENCE

Jul 25 10 51 AM '80

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

No. 769829