4166 08/07 103.20- CHECK

WARRANTY DEED

BOOK 5634 PAGE 152

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,155.52

x Elise Rollins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5 DAY OF [illegible], 19[illegible]

[illegible]
Notary Public

MY COMMISSION EXPIRES: 11-12-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TENNESSEE 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GLENDA FRALICH ET AL (NAME)	THE CHAMBERLAIN COMPANY (NAME)	2DU 08500
2148 Smith Springs Rd. (STREET ADDRESS OR ROUTE NUMBER)	SUITE 8200, 6400 BUILDING, P.O. 8254 (STREET ADDRESS)	135-1
Nashville, Tn. 37217 (CITY) (STATE) (P. O. ZIP)	CHATTANOOGA, TN. 37411 (CITY) (STATE) (ZIP)	51

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, ROY E. FRAME AND WIFE, DOROTHY E. FRAME

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GLENDA FRALICH AND ELISE ROLLINS

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. 157 ON THE PLAN OF TOWN PARK ESTATES, OF RECORD IN BOOK 3300, PAGES 64 AND 65, REGISTER'S OFFICE FOR SAID COUNTY.

BEING THE SAME PROPERTY CONVEYED TO ROY E. FRAME AND WIFE, DOROTHY E. FRAME BY DEED FROM WILLIAM E. HILL, SR., AS OF RECORD IN BOOK 5135, PAGE 480, SAID REGISTER'S OFFICE.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN BOOK 5135, PAGE 482, SAID REGISTERS OFFICE.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO THE GRANTEES, AS IS THE HAZARD INSURANCE.

This is unimproved ( ) improved (X) property, known as 304 TOWN PARK DRIVE, NASHVILLE, TENNESSEE 37217
(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 5th day of AUGUST, 19 80

Roy E. Frame
ROY E. FRAME

Dorothy E. Frame
DOROTHY E. FRAME

BOOK 5634 PAGE 153

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ROY E. FRAME AND WIFE, DOROTHY E. FRAME

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, TN. this day of AUGUST, 19 80

Notary Public

Commission Expires 11-12-80

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF
County

Before me, , a Notary Public within and for the State and County aforesaid, personally appeared , 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

G 0 1-2 6 2

IDENTIF. REFERENCE

AUG 7 8 27 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAIL TO:
William G. Traber
P. O. Box 140855
Nashville, Tenn. 37214

WARRANTY DEED

FROM
ROY E. FRAME ET UX

TO
GLENDA FRALICH ET UX

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. — Livery of Seizin

Compliments of
Title Associates, Inc.

REPRESENTING
USLIFE TITLE INSURANCE
Company of New York

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5634 PAGE 154

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

37155.52- CO
96.72 CO TX
.50 PRFEE
6.00 WDEED
CHECK 103.22=
4166A08/07/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 0 1-2 6 2

IDENTIF. REFERENCE T

AUG 7 8 27 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 772297