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

WARRANTY DEED

BOOK 5658 PAGE 685

5680

10/01 149.50- CHECK

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Patrick Richard Harper	First Tennessee Bank N. A. Memphis	85-7-49
(NAME)	(NAME)	
228 Downeymeade Drive	P. O. Box 474	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37214	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 Patrick Richard Harper and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Walter L. Rudd

have this day bargained and sold, and do hereby transfer and convey unto the said Patrick Richard Harper

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

Land in Davidson County, Tennessee, being Lot No. 218 on the Plan of Stanford Country Club Estates, Section IV, of record in Book 2900, pages 83 and 84, Register's Office for said County.
Said Lot No. 218 fronts 81.9 feet on the southwesterly side of Downeymeade Drive and runs back between lines 238.3 feet on the northwesterly lines and 215.7 feet on the southeasterly line to a dead line in the rear, which is a broken line, on which it measures 188.02 feet.

Being the same property conveyed to Walter L. Rudd by deed from Bobby J. Hall and wife, Carol H. Hall, of record in Book 5071, page 180, Register's Office for said County.

This conveyance is subject to the plan of record in Book 2900, pages 83 and 84, Register's Office for said County, which shows an Owner's Certificate, 40-foot building set-back line from Downeymeade Drive, and a 10-foot easement for public utilities and anchor easement; an easement for sanitary sewers and/or storm drainage granted Metropolitan Government of Nashville and Davidson County, Tennessee, by Walter L. Rudd of record in Book 5162, page 541, Register's Office for said County; and restrictive covenants of record in Book 3066, page 219, said Register's Office.

I, Patricia Rudd, wife of Walter L. Rudd, do hereby join in the execution of this instrument in order to convey any marital rights I have in the property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 55,000.00

Subscribed and sworn to before me, this the 30 day of Sept 19 80

My commission expires: 4.18.82 (Affix Seal)

Affiant

Notary Public

unimproved ( )
This is improved (X) property, known as 228 Downeymeade Drive, Nashville, Tennessee 37214
(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 30th *day of* September *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.*

Walter L. Rudd

Patricia Rudd

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, NANCY C. ROTA, *a Notary Public in and for said County and State,* Walter L. Rudd and wife, Patricia Rudd

*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* 30 *day of* Sept, 1980

Nancy C Rota *Notary Public*

Commission expires 4.18.82

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 .....

WARRANTY DEED

FROM
Walter L, Rudd

TO
Patrick Richard Harper

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201

G-23834

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

Phone 255-4631
NASHVILLE, TENNESSEE 37238

FELIX Z. MILLSOR II REGISTER
DAVIDSON COUNTY, TENN.

Oct 1 10 41 AM '80

IDENTIF. REFERENCE

G 1.0.4 9 7

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5658 PAGE 687

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

55000.00- CO
143.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 149.50-
5680A10/01/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.I.0.4 9 7

IDENTIF. REFERENCE

OCT 1 10 4 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 783423