5209 '03/17 90.48 CHECK

BOOK 5721 PAGE 968

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,283.38

Carl Hughes Eaton Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF March, 19 81

W. L. Dixon
Notary Public

MY COMMISSION EXPIRES: 4/17/83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Derry O. Jackson, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Carl Hughes Eaton, Jr. (NAME)	National Mortgage Co. (NAME)	119-1-135
2207 Wickson Ave. (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Rd. (STREET ADDRESS)	6DA 16024
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38118 (CITY) (STATE) (ZIP)	

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, Archer R. Seiner and wife Alberta M. Seiner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Carl Hughes Eaton, Jr.

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 62 on the Plat of G. P. Rose's Property as of record in Book 547, Page 74, Register's Office for Davidson County, Tennessee. Said Lot No 62 fronts 53 feet on the westerly margin of Wickson Avenue and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to the within named Grantors by Deed of record in Book 5459, Page 99, RODCTN.

This conveyance is subject to all restrictions and easements of record RODCTN.

This conveyance is subject to the Grantees assumption of and agreement to pay the remaining balance of a certain Deed of Trust Note dated June 29, 1979 in the original principal amount of $27,550.00 payable to National Mortgage Company according to the terms and conditions stated in said Note. Said Note is secured by a Deed of Trust of record in Book 5459, Page 102, RODCTN.

unimproved ( )
This is improved (X) property, known as 2207 Wickson Avenue, Nashville, TN 37211
(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 16th day of March, 19 81

Archer R Seiner — Alberta M. Seiner

Archer R. Seiner — Alberta M. Seiner

STATE OF TENNESSEE
Davidson County

BOOK 5721 PAGE 969

Personally appeared before me, W. K. Georgas, Jr., a Notary Public in and for said County and State, the within named Archer R. Seiner and wife Alberta M. Seiner

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 Madison, Tennessee, this 16th day of March 19 81

Commission expires 4/17/83

W. K. Georgas, Jr.
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

WARRANTY DEED

FROM

Archer R. Seiner et ux

TO

Carl Hughes Eaton, Jr.

G 3 3 4 2 2

T
IDENTIF. REFERENCE

MAR 17 9 20 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RETURN TO:

SERVICE TITLE OF MIDDLE TENNESSEE, INC.
101 Cumberland Avenue
Madison, TN 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5721 PAGE 970

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
			32283.38-	CO
			83.98	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	90.48-
5209A	03/17/81		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3 3 4 2 2

IDENTIF. REFERENCE

MAR 17 9 20 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 811905