File 41

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Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

26,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF MAY, 1981

Notary Public

MY COMMISSION EXPIRES: 7-21-84

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, BINKLEY,
ARCHER AND SUMMERS ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

THIS INSTRUMENT WAS PREPARED BY
Guaranty Escrow Services, Suite 705, American Trust Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ernest Dean Felts (NAME)	Engel Mortgage Company Inc. (NAME)	MAP 104-1
3818 Lookout Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 847 (STREET ADDRESS)	PAR 2
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35201 (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 A. Doug Snyder, Jr. and wife, Andrea Nell Snyder

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ernest Dean Felts

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. 63 on the Map of Second Revised Section I, Valley View Subdivision, as of record in Book 2331, page 113, Register's Office for Davidson County, Tennessee.

SAID Lot No. 63 fronts 50 feet on the north side of Lookout Drive and runs back between parallel lines 124 feet to a dead line.

BEING the same property conveyed to A. Doug Snyder, Jr. by deed from Charles David Thomas and wife, Sara Bernice Thomas of record in Book 5121, page 418, Register's Office for Davidson County, Tennessee.

Albert Douglas Snyder, Jr. and A. Doug Snyder, Jr. being one and the same person.
THIS conveyance is subject to any and all existing restrictions and easements of record.

This is ( ) unimproved (XX) improved property, known as 3818 Lookout Drive (House Number) (Street) Nashville, Tennessee 37209 (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 this 1ST day of MAY, 1981

x Albert Douglas Snyder, Jr. x Andrea Nell Snyder

A. Doug Snyder, Jr. Andrea Nell Snyder

A. Doug Snyder, Jr.

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 A. Doug Snyder, Jr. and Andrea Nell Snyder

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, Tennessee, this 1st day of May, 19 81.

Commission expires 7-18-82

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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
A. Doug Snyder, Jr.

TO
Ernest Dean Felts

G.40247

IDENTIF. REFERENCE

MAY 4 11 35 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

HOWSER, THOMAS, SUMMERS
BINKLEY & ARCHER, ATTYS.
300 JAMES ROBERTSON PKWY.
NASHVILLE, TN 37201

3718 05/04 75.40- CHECK

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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
			26500.00-	CO
			66.90	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	75.40-/
3718A05/04/81			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G40247

IDENTIF. REFERENCE

MAY 4 11 36 AM '81

FELIX Z. WILSON
REGISTER
DAVIDSON COUNTY, TENN.

No. 820087