FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,512.22

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF MAY, 19 81.

Notary Public

MY COMMISSION EXPIRES: 4-17-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WALLACE R. McMAHON, III (NAME)	THIRD NATIONAL MORTGAGE COMPANY (NAME)	149-9
116 Apollo Court (STREET ADDRESS OR ROUTE NUMBER)	Box 2629 (STREET ADDRESS)	83
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn 37219 (CITY) (STATE) (ZIP)	2DU-63248

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, THOMAS M. BAUER and wife, KATHRYN BAUER,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WALLACE R. McMAHON, III, and wife, SUSAN L. McMAHON,

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. 16 on the Plat of Barclay Square, Section 1, of record in Book 4460, page 141, Register's Office for said County.

SAID Lot 16 fronts 35 feet on the east margin of Apollo Court East and extends back 99.06 feet on the north line and 156.78 feet on the southwest line, which is a broken line to a line on the rear on which it measures 129.80 feet.

BEING the same property conveyed to Thomas M. Bauer and wife, Kathryn Bauer by deed from Randall Phillips Builders, Inc., of record in Book 4869, page 604, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to John W. Murphree Company, of record in Book 4869, page 606, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 116 Apollo Court, Antioch, Tennessee 37013
(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 15 day of May, 19 81

THOMAS M. BAUER

KATHRYN BAUER

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 THOMAS M. BAUER and wife, KATHRYN BAUER,

the bargainors, 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 15 day of May 19 81.

Commission expires 4-17-83

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) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (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
THOMAS M. BAUER, et ux
KATHRYN BAUER

TO
WALLACE R. McMAHON, III, et ux
SUSAN L. McMAHON

PLEASE FILE BOX "7"
Alan L. Saturn, Attorney

G. 4. 2 0. 9 5

IDENTIF. REFERENCE

MAY 15 2 42 PM '81
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

05/15 125.22- CHECK

607

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

49524.73- CO
128.70 CO TX
.50 PRFEE
6.00 MISC
CHECK 135.20-
6079A05/15/81 RJL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

64209 5

IDENTIF. REFERENCE

MAY 15 2 42 PM '81

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TENN.

No. 822355