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FORM NO. WD-1

6530 07/24 35.88- CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $11,300.00

Charles F. Faimon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF July, 1981

Shaw Pilkerd
Notary Public

MY COMMISSION EXPIRES: 4/15/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FRAZIER & FAIMON, 300 James Robertson Parkway, Nashville, TN 37201
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Samuel G. Welch, et ux (NAME) | Chemical Mortgage Company (NAME) | 91-13 |
| 438 West Bend Road (STREET ADDRESS OR ROUTE NUMBER) | 101 East Town Street (STREET ADDRESS) | Par 2 11 Jo |
| Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP) | Columbus, OH 43215 (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~~ I, Diane Rochelle Gervickas, Trustee with full powers,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Samuel G. Welch and wife, Janie Marie Welch,

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 part of Lot No. 10 on the Plan of Crolywood Subdivision, Block "L", Section 1, of record in Book 1130, page 65, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 10 fronts 60 feet on the easterly margin of West Bend Drive, and runs back 138.89 feet on the north sideline, and 132 feet on the south sideline, and measures 11 f-et across the rear lot line.

Being the same property conveyed to Diane Rochelle Gervickas, Trustee with full powers, by deed from Terry F. Christison and wife, Susan T. Christison of record in Book 4899, page 723, rerecorded in Book 4902, page 734, Register's Office for Davidson County, Tennessee.

The above-described property is unencumbered except for a certain mortgage to Thomas & Hill, Inc. recorded in Volume 4663, page 665, of the mortgage records of Davidson County, Tennessee, the unpaid balance of which the Grantees hereby jointly and severally assume and agree to pay as part of the consideration herein; the Grantees also jointly and severally hereby assume the obligations of Michael Moscak, Jr. under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

This is ~~unimproved ( )~~ improved (XX) property, known as 438 West Bend Drive, Nashville, TN 37209
(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 my hand this 23rd day of July, 19 81

Diane Rochelle Gervickas, Trustee with full power.

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 Diane Rochelle Gervickas, Trustee with full powers,

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of July 1981

Commission expires 10/15/83

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 (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
DIANE ROCHELLE GERVICKAS

TO
SAMUEL G. WELCH and wife,
JANIE MARIE WELCH

52135

IDENTIF. REFERENCE

JUL 24 2 04 PM '81

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

RUSH

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF BOOK 5774 PAGE 237

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 |
|---|---|---|---|---|
| | | | 11300.00- CO | |
| | | | 29.38 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 35.88- |
| | | | 8530A07/24/81 BAL | .00 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3521 35

IDENTIFICATION REFERENCE

JUL 24 2 04 PM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 834368