THIS INSTRUMENT PREPARED BY:
BARRETT B. SUTTON, JR.
ATTORNEY AT LAW
3305 WEST END AVENUE
NASHVILLE, TN 37203

WARRANTY DEED

BOOK 5813 PAGE 314

Address New Owner(s) as Follows:	Send Tax Bills to:	Map-Parcel Nos.
James M. Lyda, and wife, Barbara W. Lyda 4091 Port Cleburne Lane Hermitage, TN 37076	First Federal S & L P. O. Box 459 Lebanon, TN 38087	Map 98-1 Parcel 20

FOR AND IN CONSIDERATION of the sum of One Hundred Ten Thousand and No/100 ($110,000.00) Dollars, of which Twenty Thousand and No/100 ($20,000.00) Dollars, has been paid in cash by the Grantees hereinafter named, the receipt of which is hereby acknowledged, and for a part of which is the assumption of one certain Deed of Trust dated August 11, 1972, and filed for record August 15, 1972, in the office of the Register of Deeds of Davidson County, Tennessee, in Book 4628, Page 23, and Promissory Note of even date thereby secured, in the original principal amount of Thirty-Five Thousand and NO/100 ($35,000.00) Dollars, payable to First Federal Savings and Loan Association of Lebanon, with an address at P. O. Box 459, Lebanon, Tennessee 38087, which indebtedness the Grantees herein assume and agree to pay as part of the payment of the purchase price; and for the remainder of the purchase price of One Hundred Ten Thousand and No/100 ($110,000.00) Dollars, the Grantees have executed a Deed of Trust Note of even date herewith, in the original principal amount of Sixty-Seven Thousand Three Hundred Eighty-Nine and 67/100 ($67,389.67) Dollars, payable to the order of Lois Wyatt Pack, with interest at the rate of twelve (12%) percent per annum, and with payment due in accordance with all the terms of said Note, the indebtedness evidenced by said Deed of Trust Note being secured by a Deed of Trust on the property herein conveyed, of even date herewith; Lois Wyatt Pack, formerly Lois H. Wyatt and Lois Ann Harris Wyatt, and now also known as Lois A. Pack, and husband, Edward L. Pack, hereinafter referred to as Grantors, have this day bargained and sold, and do hereby transfer and convey unto James M. Lyda and wife, Barbara W. Lyda, certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 51, on the Plan of Lake Park Subdivision, Section I, of record in Book 4175, Pages 134 and 135, said Register's Office, to which Plat reference is hereby made for a more complete and detailed description.

BEING the same property conveyed to Kenneth Wayne Wyatt, and wife, Lois H. Wyatt, by Deed from Parker Homes, Inc., of record in Book 4628, Page 21, said Register's Office. By Quitclaim Deed of record in Book 5813, Page 312, said Register's Office, Kenneth Wayne Wyatt conveyed his interest in the property to Lois Wyatt Pack, formerly Lois H. Wyatt and Lois Ann Harris Wyatt, and also known as Lois A. Pack, in accordance with the requirements of a divorce Decree of record in Minute Book 109C, Page 2074, in the Circuit Court for Davidson County, Tennessee, entered in the case of Kenneth Wayne Wyatt v. Lois Ann Harris Wyatt, No. 91841, in said Court.

Subject to the Deed of Trust herein assumed; Restrictions contained in instrument executed by T & R, Inc., dated June 25, 1970, filed July 7, 1970, in Book 4429, Page 577, said Register's Office, and amended by instrument dated June 30, 1971, filed July 2, 1971, in Book 4516, Page 751, said Register's Office; and TVA Easement of record in Book 1237, Page 105, said Register's Office.

This is improved property known as 4091 Port Cleburne Lane, Hermitage, Tennessee 37076.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 110,000.00

Subscribed and sworn to before me, this the 29th day of October 1981

Affiant James M. Lyda

My commission expires: 4-21-85 (Affix Seal)

Notary Public Barrett B. Sutton, Jr.

NOTARY PUBLIC AT LARGE STATE OF TENN.

TO HAVE AND TO HOLD, said real estate, with the appurtenances, estate, title, and interest thereto belonging to the said Grantees, their 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 as herein provided.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to the said Grantees, their heirs and assigns, against the lawful claims of all persons.

Edward L. Pack joins in this Warranty Deed for the sole purpose of conveying whatever interest in the property he may have by virtue of his marriage to Lois Wyatt Pack.

WITNESS OUR HANDS THIS 29th day of October, 1981, as of November 1, 1981.

GRANTORS: Lois Wyatt Pack

LOIS WYATT PACK, formerly Lois H. Wyatt and Lois Ann Harris Wyatt, and also known as Lois A. Pack

Edward L. Pack

EDWARD L. PACK

GRANTEES: James M. Lyda

JAMES M. LYDA

Barbara W. Lyda

BARBARA W. LYDA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

PERSONALLY APPEARED BEFORE ME, Barrett B. Sutton, Jr., a Notary Public in and for said County and State, the within named Lois Wyatt Pack, formerly Lois H. Wyatt and Lois Ann Harris Wyatt, and also known as Lois A. Pack, and husband Edward L. Pack, 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 29th day of October, 1981.

Barrett B. Sutton, Jr.

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

My Commission Expires:
4-21-85

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5813 PAGE 316

PERSONALLY APPEARED BEFORE ME, Barrett B. Sutton, Jr., a Notary Public in and for said County and State, the within named James M. Lyda and wife, Barbara W. Lyda, 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 29th day of October, 1981.

Barrett B. Sutton, Jr.
Notary Public

My Commission Expires:
4-21-85

BARRETT B. SUTTON, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

G 66218

IDENTIFICATION REFERENCE

OCT 30 8 56 AM '81
FEE $ RECEIVED REGISTER
DAVIDSON COUNTY, TENN.

PUSH

10/30 295.50- CHECK

5693

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5813 PAGE 317

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			110000.00- CO	
			266.00 CO TX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	295.50-
			5692A10/30/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G662218

IDENTIFICATION REFERENCE

OCT 30 8 58 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 850896