ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
James P. Walsh (NAME)	Engel Mortgage Company, Inc. (NAME)	150-7
Rt. #1 (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	Par 98
Needham, New Jersey 07945	Birmingham, Ala. 35201	2D 73101
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5829 PAGE 478

For and in consideration of the sum of TEN AND 00/100 ($10.00) - DOLLARS

cash in hand paid, the receipt of which is hereby acknowledged, and the agreement of the Grantees herein to assume and be responsible for the balance of $60,810.71, due and owing to Engel Mortgage Company, Inc., secured by a deed of trust of record in Book 5581, page 693, Register's Office for Davidson County, Tennessee,

We, Daniel W. McEachern and wife, Joe Ann McEachern,

have bargained and sold, and by these presents do transfer and convey unto the said James P. Walsh etux Nancy Walsh, George Anthony Roos, Robert J. Rask

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 148 on the Plan of The Country, Section 4-A, as of record in Plat Book 5200, pages 138 and 139, said Register's Office.

Said Lot No. 148 fronts 80 feet on the southeasterly margin of Country Meadow Road and extends back 125.0 feet on the southwesterly margin and 138.42 feet on the northerly line, which is a broken line to a dead line in the rear measuring 61.2 feet thereon.

Being the same property conveyed to Daniel W. McEachern and wife, Joe Ann McEachern by deed from Randall Phillips Builders, Inc. of record in Book 5581, page 690, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all easements and restrictions of record.

This is unimproved ( ) / improved (XX) property, known as 3229 Country Meadows Road

(House Number) (Street)

Antioch, Tenn. 37013

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 30th day of November, 19 81.

Daniel W. McEachern (signature)

Daniel W. McEachern

Joe Ann McEachern (signature)

Joe Ann McEachern

1584 12/ 0 19 • 01 • 1 CHECK

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5829 PAGE 479

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Daniel W. McEachern and wife, Joe Ann McEachern

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 30th day of November, 1981.

My commission expires 11-9-83 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $71,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Frank T. Dobson

Sworn to and subscribed before me
this 30th day of November, 1981.

My commission expires 11-9-83 Notary Public

This instrument was prepared by:

Name	Address
LAWYER'S ESCROW SERVICE, INC.	1161 Murfreesboro Rd., #248, Nashville, Tn. 37217

WARRANTY DEED

FROM

TO

G 71663

IDENTIF. REFERENCE

DEC 10 12 44 PM '81

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
314 4th Avenue North
NASHVILLE, TENNESSEE 37219

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
			71000.00- CO	
			184.60 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 191.10-	
2584A	12/10/81		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G. 7 1 6 3

IDENTIF. REFERENCE

DEC 10 12 44 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 857528