7568 RECD 147.50 CHECK

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 $ 54,350.65

Christine Walden
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF MAY 19 82

Notary Public

MY COMMISSION EXPIRES: 2-28-83

(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
CHRISTINE WALDEN (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	133-11
3735 Valley Ridge Drive (STREET ADDRESS OR ROUTE NUMBER)	Box 1056 (STREET ADDRESS)	160
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	6DA-80480

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, JEFFREY PAUL SANDERS and wife, BARBARA M. SANDERS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHRISTINE WALDEN, a single person,

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. 207 on the Plan of Valley View Meadows, Section 2, as of record in Plat Book 3600, page 60, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Jeffrey Paul Sanders and wife, Barbara M. Sanders by deed from Ronald W. Wise and wife, Patricia V. Wise, of record in Book 5097, page 510, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictions of record in Book 3770, page 214, Register's Office for said County.

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 Baker Mortgage Corporation, of record in Book 5097, page 512, 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. Said loan is now with The Lomas & Nettleton Company.

This is improved XX unimproved ( ) property, known as 3735 Valley Ridge Drive, Nashville, Tennessee 37211
(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 14th day of May, 19 82

Jeffrey Paul Sanders
JEFFREY PAUL SANDERS
By Robin M. Wellington Attorney in Fact

Barbara M. Sanders
BARBARA M. SANDERS
By Robin M. Wellington Attorney in Fact

STATE OF TENNESSEE
Davidson County

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THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named JEFFREY PAUL SANDERS, et ux BARBARA M. SANDERS, by & through their atty-in-fact Kevin M. Williams (known to me to be the person who executed the bargain on their behalf & acknowledged same to be their act & deed) 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 14th day of May 19 82

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) acknowledged (themselves) (himself) 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
JEFFREY PAUL SANDERS, et ux
BARBARA M. SANDERS

TO
CHRISTINE WALDEN, a single person

PLEASE FILE BOX "7"
SATURN & MAZER, Attorneys

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

G.9 1626

IDENTIF. REFERENCE

MAY 17 10 36 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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
			54350.66- CO	
			141.44 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	147.94-
			7566205/17/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 9 1 6 2 6

IDENTIF. REFERENCE

MAY 17 10 37 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 881502