WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter Jr., Atty.
254 Highlands Bldg.
Nashville, Tennessee 37027

BOOK 5908 PAGE 344

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr/Ms Gerald N. Valentino	NEW OWNERS	143 6A
(NAME)	(NAME)	16
116 Lasalle Court		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	9D-74015
Nashville, TN 37205		
(CITY) (STATE) (P. O. ZIP)	(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,

GARY W. FOX CONSTRUCTION COMPANY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

GERALD N. VALENTINO and wife MARY F. VALENTINO

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Plan of Harpeth Trace Estates, Phase I, as of record in Plat Book 5200, page 125, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Gary W. Fox Construction Company by deed from Jack H. Dalton and wife, Jeanette H. Dalton, of record in Book 5639, page 488, said Register's Office.

This conveyance is made subject to: (1) 1982 Taxes which have been prorated and assumed by the Buyers; (2) all matters appearing on the plan of record in Book 5200, page 125; (3) easement for right-of-way to Louisville and Nashville Railroad; (4) covenants, conditions and restrictions of record in Book 5120, page 208, and Book 5380, page 357; and (5) Easement for South Central Bell Telephone Company of record in Book 5597, page 186, said Register's Office.

unimproved (XX)
This is improved ( ) property, known as 325 Harpeth Trace Drive, Lot 16, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 7th day of July, 19 82

GARY W. FOX CONSTRUCTION COMPANY

BY: Gary W. Fox

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Gary W. Fox the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of July, 19 82.

My commission expires January 20, 1985 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, 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 _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF July, 19 82

MY COMMISSION EXPIRES: January 20, 1985

(AFFIX SEAL) George E. Mudter, Jr. Notary Public

G S o S 3 6

WARRANTY DEED

FROM Gary W. Fox Construction Company

TO Gerald N. Valentino and wife, Mary F. Valentino

IDENTIF. REFERENCE

JUL 8 3 24 PM '82

REGISTER
DAVIDSON COUNTY, TN

RUSH

First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

FILE BOX 38

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
			17500.00- CO	
			45.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	52.00-
			6866A07/08/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6:9 a 9 3 6

IDENTIF. REFERENCE T

JUL 8 3 25 PM '82

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 890473