WARRANTY DEED

17368 CHECK

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RUSH

IDENTIF. REFERENCE

JUL 30 11 34 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5917 PAGE 460

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,302.38

Roger W. Clk
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF July, 1982.

Mellie Keeley
Notary Public

MY COMMISSION EXPIRES: 11-20-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Roger W. Clark P.O. Box 1141 Madison, Tn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: Loan	MAP-PARCEL NUMBERS
Samuel Silva, et ux (NAME)	Metropolitan Federal Savings & (NAME)	11D 92073
412 Quanto Court (STREET ADDRESS OR ROUTE NUMBER)	Fourth and Union (STREET ADDRESS)	53-5
Madison, Tn. 37115 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (CITY) (STATE) (ZIP)	27

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, Walter A. Kotanko and wife Vera J. Kotanko

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Samuel Silva and wife Judy C. Silva

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.117 on the Plan of Sequoia Valley, Section 3, of record in Plat Book 4460, page 83, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Phaize J. Salhany and wife, Dorothy J. Salhany by deed from Kathryn Patricia Reed Johnson and husband, H.A. Johnson, Jr. of record in Book 5204, page 530, Register's Office for Davidson County, Tennessee.

This conveyance is subject to public utilities and drainage easement; anchor easements; and building lines, of record in Plat Book 4460, page 83, said Register's Office.

This is unimproved ( ) improved (X) property, known as 412 Quanto Court, Madison, Tn. 37115
(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 this 20th day of July, 1982

X Walter A. Kotanko
Walter A. Kotanko

X Vera J. Kotanko
Vera J. Kotanko

STATE OF TENNESSEE
Davidson County

(13)

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Personally appeared before me, Roger W. Clark, a Notary Public in and for said County and State, the within named Walter A and Vera J Kotaake

the bargainor, 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 Madison, Tennessee, this 20th day of July 19 82

Commission expires Oct 23, 1982

Roger W. Clark
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

TO

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

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

64302.00- CO
167.18 CO TX
.50 PRFEE
6.00 WDEED
CHECK 173.68-
0606A07/30/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 0 1: 9 7 7

IDENTIF. REFERENCE

JUL 30 11 34 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 894248