STATE OF TENNESSEE)
:
DAVIDSON COUNTY)

This instrument prepared by:
R. Steven Waldron, Attorney at Law
Suite 201, Court Square Building
Murfreesboro, TN 37130

Mail tax notices to:
Heritage Federal Savings & Loan
P. O. Box 1413
Murfreesboro, TN 37130

MAP 76-1 Par 29.15

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable considerations, cash in hand paid, the receipt of which is hereby acknowledged, and the assumption by the grantees herein of the payments of a certain indebtedness payable to First State Savings and Loan Association, secured by a deed of trust to John W. Sanders, Trustee, embracing the hereinafter described property, and which deed of trust appears of record in Book 5437, page 536 of the Register's Office of Davidson County, Tennessee, to which instrument reference is here made for all of its terms and provisions,

I, the undersigned, JAMES RUSSELL CLANTON, a single person, have this day bargained and sold and do hereby transfer and convey unto GARY W. WILLIAMS and wife, DEBORAH D. WILLIAMS, their heirs and assigns, forever, that certain parcel of real estate situated in the 4D Civil District of Davidson County, Tennessee, and being described as follows, to-wit:

> Being Lot No. 17 on the Plan of Oak Creek Subdivision recorded in Plat Book 5200, Page 96 of the Davidson County Register's Office and in Plat Book 10, Page 31 of the Wilson County Register's Office to which reference is made for a more complete description.
>
> Being the same property conveyed to Gary W. Williams and wife, Deborah D. Williams and James Russell Clanton by deed from Windemere Homes, Inc., dated May 11, 1979, and of record in Deed Book 5437, page 533, of the Register's Office for Davidson County, Tennessee. This instrument is intended to convey any and all of the interest of the said James Russell Clanton in and to said realty to the within named grantees, Gary W. Williams and Deborah D. Williams.

TO HAVE AND TO HOLD all of my interest in said real estate, together with all of the appurtenances, estate and title thereunto belonging, unto the said grantees, their heirs and assigns, forever.

10/20

5070

OFFICIAL RECEIPT

I covenant with the said grantees that I am lawfully seized and possessed of said real estate, that I have a good right to convey my interest in same, and that it is unencumbered except as set forth above.

I further covenant and bind myself, my heirs and representatives, forever to warrant and defend the title to said real estate unto the said grantees, their heirs and assigns, against the lawful claims of all persons, whomsoever.

WITNESS MY HAND, on this the 5th day of October, 1982.

James Russell Clanton
James Russell Clanton

STATE OF TENNESSEE)
:
Rutherford COUNTY)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named JAMES RUSSELL CLANTON, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing (Warranty Deed) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Murfreesboro, Tennessee, on this the 5th day of October, 1982.

James M. Farrell
Notary Public

My commission expires: January 30, 1984.

AFFIDAVIT OF VALUE

I hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred, whichever is greater, is $ 39,681.48, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Carolyn Parker
Affiant

Sworn to and subscribed before me, on this the 5th day of October, 1982.

James M. Farrell
Notary Public

My commission expires: January 30, 1984.

FELIX Z. WILSON CLERK & MASTER
DAVIDSON COUNTY, TN
OCT 20 1 44 PM '82
IDENTIF. REFERENCE
H I 3 3 9 9 6
RUSH

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5952 PAGE 515

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
			32681.48- CO	
			65.02 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	91.52-
			5070A10/20/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H I 3 3 9 9

IDENTIF. REFERENCE

OCT 20 1 48 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 905709