This Instrument Prepared By: Thomas E. Stewart, Attorney, 223 Madison Street, Madison, TN 37115

mail

WARRANTY DEED

BOOK 5935 PAGE 170

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
WALTER L. CHOATE, JR. (NAME)	THE LOMAS & NETTLETON COMPANY (NAME)	MAP 42-2
804 Sylvania Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 4231 (STREET ADDRESS)	PARCEL 9
Goodlettsville, TN 37072 (CITY) (P. O. ZONE) (STATE)	Houston, TX 77210 (CITY) (ZONE) (STATE)	11 D 42431

FOR AND IN CONSIDERATION of the sum of ---------TEN AND 00/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

CARL G. BAILEY AND WIFE, JANIS M. BAILEY,
hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said WALTER L. CHOATE, JR. AND WIFE, DEBORAH S. CHOATE, hereinafter referred to as Grantees, their ... *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 46 on the Plan of Ozark Hills, as of record in Book 3700, page 20, Register's Office for said County, described as follows:

Said Lot No. 46 fronts 114 feet on the easterly side of Sylvania Drive and extends back 391.15 feet on the northerly line and 229.62 feet on the southerly line to a broken line in the rear on which it measures 243.5 feet.

Being the same property conveyed to Carl G. Bailey and wife, Janis M. Bailey, by deed from James W. Blair and wife, Betty E. Blair, of record in Book 4396, page 1, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 95,000.00

Subscribed and sworn to before me, this the 14th day of January 19 83.

Affiant

My commission expires: 4/21/85 (Affix Seal)

Notary Public

unimproved ( )
This is improved(XX) property, known as 804 Sylvania Drive, Goodlettsville, TN 37072
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said ...
Grantees, their ... *(successors),*
heirs and assigns forever ...we... *covenant that* ...we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ...ourselves, our... *heirs and representatives, to warrant and forever defend the title to said real estate to said* ...
Grantees, their ...
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s ... *this* 14th *day of* January ... *19* 83, *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Carl G. Bailey

Janis M. Bailey

BOOK 5995 PAGE 171

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CARL G. BAILEY AND WIFE, JANIS M. BAILEY

the within named bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Madison Tennessee, this 14th day of January, 19 83.

Carolyn F. Waddey Notary Public

Commission expires 4/21/85

CAROLYN F. WADDEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , 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 he as such being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as

Witness my hand and seal, at office in this day of , 19 .

Notary Public

Commission expires

2252 01/19 253.50- CHECK

WARRANTY DEED

FROM

CARL G. BAILEY, ET UX

TO

WALTER L. CHOATE, JR., ET UX

Compliments of
Commonwealth Title Agency of Nashville, Inc.
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

H 26985

IDENTIF. REFERENCE

JAN 19 3 13 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____ BOOK 5935 PAGE 172

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
			95000.00- CO	
			247.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	253.50-
			2252AD1/19/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H269885

IDENTIF. REFERENCE

JAN 19 3 11 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 922292