Full 3

FORM No. WD-1

BOOK 6051 PAGE 68

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $
61,450.00 Patricia Ann Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April, 19 83

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 295 PLUS PARK BOULEVARD, SUITE J — NASHVILLE, TN 37217

NAME			ADDRESS			
ADDRESS NEW OWNER(S) AS FOLLOWS:			SEND TAX BILLS TO:			MAP-PARCEL NUMBERS
Willie L. Roberts			Mortgage Trust Company			MAP 108-8
(NAME)			(NAME)			
3345 White Pine Drive			2401 Hillsboro Rd. - Suite 100			PARCEL 58
(STREET ADDRESS OR ROUTE NUMBER)			(STREET ADDRESS)			
Nashville, Tennessee		37214	Nashville, Tennessee		37212	3D-85993
(CITY)	(STATE)	(P.O. ZIP)	(CITY)	(STATE)	(ZIP)	

FOR AND 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, Michael P. Halter and wife Cecilia Anne Halter

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

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. 215 of Plan of Section Two, Larchwood, of record in Book 5200, Pages 57, 58, and 59, Register's Office for said County, to which plan reference is hereby made for a full and complete discription.

BEING the same property conveyed to Michael P. Halter and wife, Cecilia Anne Halter by deed from Hickory Homes, Inc., of record in Book 6023, Page 1, Register's Office for County.

THIS conveyance is subject to Restrictive Covenants of record in Book 5479, Page 443, Book 5681, Page 532, and Book 5688, Page 696, Register's Office for said County.

THIS conveyance is subject to a 25 foot Minimum Building Setback Line from White Pine Drive, a 12.5 foot Minimum Building Setback Line from Lumberjack Road, a 10 foot Public Utility Easement along easterly lot line, and 5 foot by 25 foot Anchor Easement at southeasterly and northwesterly lot line.

THIS conveyance is subject to any and all existing restrictions and easements of record.

THIS conveyance, is however, subject to a Deed of Trust executed by Michael P. Halter and wife Cecilia Anne Halter, to Edward Seddon, Trustee, for Mortgage Trust Company, dated March 11, 1983, and filed for record in Book 6023, Page 4, Register's Office for said County, with a present unpaid principal balance of approximately $50,950.00, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred.

This is improved (XX) unimproved ( ) property, known as 3345 White Pine Drive (House Number) (Street) Nashville, Tennessee (P.O. Address) (City or Town) 37214 (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 heir 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 covey 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 my hand this 29th day of April, 19 83

Michael P. Halter, Cecilia Anne Halter

CHECK 05/04 166.14-

5067

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named Michael P. Halter and wife Cecilia Anne Halter

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 29th day of April 19 83

Commission expires 1-27-84

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 bargainer, and corporation, and that (he / they) as such _____ and _____, being authorized so to do, execute 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
Michael P. Halter

TO
Willie L. Roberts

RETURN TO:
SOUTHERN ESCROW COMPANY
295 Plus Park Boulevard
Suite J
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY-AT-LAW
295 Plus Park Blvd., Suite J
Nashville, Tennessee 37217

IDENTIF. REFERENCE

MAY 4 11 59 AM '83
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

H 4 5 8 6 3.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

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CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			61450.00- CO	
			159.64 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 166.14-	
5067A05/04/83			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H45863

IDENTIF. REFERENCE

MAY 4 11 59 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 946641