BOOK 6051 PAGE 136

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,604.47

David A. Walker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 29th DAY OF April, 1983

Notary Public

MY COMMISSION EXPIRES: 4/22/84
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 1208 Fidelity Federal Building, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David A. & Tammy A. Walker (NAME)	Citicorp Homeowners, Inc. (NAME)	Map 128-10
228 Sawyer Brown Road (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 27377 (STREET ADDRESS)	Par 59
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	St. Louis, Missouri 63141 (CITY) (STATE) (ZIP)	9D-57617

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, James M. Hendricks and wife, Lana Y. Hendricks

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David A. Walker and wife, Tammy A. Walker

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. 86 on the Plan of Stacy Square, Section 3, as of record in Book 4175, page 154, Register's Office for said County.

Said Lot No. 86 fronts 78.00 feet on the southerly margin of Sawyer Brown Road and extends back 141.2 feet on the easterly line and 139.00 feet on the westerly line, to a line in the rear measuring 74.65 feet.

Being the same property conveyed to James M. Hendricks and wife, Lana Y. Hendricks by deed from Pamela G. Hendricks of record in Book 6033, page 6, and by deed from John E. Entrekin and wife, Mildred M. Entrekin of record in Book 5536, page 612, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4467, page 85, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

As part of the above consideration, the Grantees herein, assume and agree to pay the unpaid balance owing on a certain note executed by the Grantors herein to Merchantile Mortgage Company in the original principal amount of $40,100.00, of record in Book 5291, page 530, Register's Office for Davidson County, Tennessee, assigned to Citicorp Homeowners, Inc., of record in Book 5841, page 964, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (x) property, known as 228 Sawyer Brown Road, Nashville, Tennessee 37221
(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 s this 29th day of April, 1983

James M. Hendricks

Lana Y. Hendricks

James M. Hendricks

Lana Y. Hendricks

STATE OF TENNESSEE
Davidson County

BOOK 6051 PAGE 137

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James M. Hendricks and wife, Lana Y. Hendricks

the bargainors, 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 Davidson County, Tennessee, this 29th day of April 19 83.

Commission expires 4/22/84

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
James M. Hendricks
Lana Y. Hendricks

TO
David A. Walker
Tammy A. Walker

H 45883

IDENTIF. REFERENCE

MAY 4 1 38 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

05/04 155.26- CHECK

5107

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR BOOK 6051 PAGE 138

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
			57604.47- CO	
			149.76 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 156.26-	
5107A05/04/83			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H458833

IDENTIF. REFERENCE

MAY 4 1 38 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 946679