OFFICIAL RECEIPT

#2779

WARRANTY DEED

BOOK 6159 PAGE 39

THIS INSTRUMENT PREPARED BY
GEORGE E. MUDTER, JR., ATTY.
254 HIGHLANDS BUILDING
BRENTWOOD, TENNESSEE, 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr. and Mrs. John S. Newton (NAME)	Third National Mortgage Company (NAME)	104-15
2708 Sunset Place (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	94
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	24W-9625

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, LOU ANN KUNA , unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN S. NEWTON and wife, ARLETTA B. NEWTON

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 1 on the Plan of Resubdivision of Lots 41 and 42, Sunset Park, as of record in Plat Book 3842, page 228, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Lou Ann Kuna by deed from Mary C. Cerreto, unmarried, of record in Book 5788, page 290, said Register's Office.

This conveyance is made subject to: (1) All matters appearing on the Plan of record in Plat Book 3842, page 228, said Register's Office.

H 80681

IDENTIF. REFERENCE

OCT 18 1 38 PM '83

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (xx property, known as 2708 Sunset Place, Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 7th day of October, 19 83

Lou Ann Kuna

Lou Ann Kuna

10/18 214.50 CHECK
582

OFFICIAL RECEIPT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6159 PAGE 40

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lou Ann Kuna the bargainor S, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of October, 19 83

My commission expires 1-20-85 Notary Public

JOE E. MUSTER, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, 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 as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 80,000.00

John S. Newton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF October 19 83

MY COMMISSION EXPIRES: 1-20-85
(AFFIX SEAL)

Notary Public

JOE E. MUSTER, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM LOU ANN KUNA

TO JOHN S. NEWTON and wife, ARLETTA B. NEWTON

Return to:
First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

File Box 38

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6159 PAGE 41

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
			80000.00- CAMT.	
			208.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	214.50-
			582|A|0/18/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H80681

IDENTIF. REFERENCE

OCT 18 1 38 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 986854