FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 49,900.00

Walter H. Carter
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF May 1985

Notary Public

MY COMMISSION EXPIRES: 1-19-86

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Realtors Building, 306 Gay Street, Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Walter H. Carter etux (NAME)	same (NAME)	43-2-112
730 May Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	11D-24214
Madison , Tennessee 37115 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, Bruno Tonello and wife Vera Tonello, Heirs at Law of Jill Phelps

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Walter H. Carter and wife Donna K. Carter

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:

LAND in Davidson County, Tennessee, being Lot No. 97 on the plan of Farview Subdivision, section 3, of record in Book 3700, page 113, Register's Office for said County.

SAID Lot No. 97 fronts 73.0 feet on the Easterly margin of May Drive and extends back between parallel lines 140.00 feet to a dead line in the rear.

BEING the same property conveyed to Jill V. Phelps by deed from Linda Pearl Bradford Delancey and Husband, William Aurther Delancey of record in Book 6279, page 76, said Register's Office. The Said Jill V. Phelps being now deceased, title to the above described property is vested in the Heirs at Law of Jill V. Phelps.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to The Lomas & Nettleton Company, of record in Book 5432, page 634, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantee.

The property herein conveyed is subject to restrictive convenants of record in Book 4114, Page 452 said Register's Office, and to the matters set forth in the above referenced plan of record.

This is unimproved ( ) improved (X) property, know as 730 (House Number) May Drive (Street) Madison, Tennessee (P.O. Address) 37115 (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 hands this 2nd day of May, 1985

Bruno Tonello
Bruno Tonello

Vera Tonello
Vera Tonello

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bruno Tonello and wife Vera Tonello, Heirs of Law Of Jill Phelps

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 2nd day of May, 19 85

Commission expires 1-19-86

* or proved to me on the basis of satisfactory evidence.

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 _____

* or proved to be on the basis of satisfactory evidence.

Notary Public

WARRANTY DEED

FROM
Bruno Tonello and wife Vera Tonello,

Heirs at Law of Jill Phelps

TO
Walter H. Carter and wife

Donna K. Carter

BOX 30

I. DYKE TATUM, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

RECEIVED FOR RECORD
MAY 6 10 12 AM '85
DAVIDSON COUNTY, TENN.

J 02023

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			49900.CO- CAMT.	
			129.74 CSTAX	
			5.20 PRFEE	
	VB		5.20- PRFEE	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 136.24-	
			BANK .00	

RECEIPT IS NOT VALID UNTIL [illegible] PAID

J0202 3

IDENTIF. REFERENCE

MAY 6 10 42 AM '85

DAVIDSON COUNTY, TN

No. 131438