THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:
Kathy L. Appling
1202 Ashwood Avenue
Nashville, TN 37212

SEND TAX BILLS TO:
Norwest Mortgage, Inc.
P.O. Box 780
Waterloo, Iowa 50704

MAP-PARCEL NUMBERS:
22W-9970
MAP 105-13
PARCEL 47

WARRANTY DEED

BOOK 6586 PAGE 269

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Colin A. Walker and wife, Angela D. Walker

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Kathy L. Appling

hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING the easterly 45 feet of Lot No. 349 and triangular shape property of the westerly part of Lot No. 350 of the Resubdivision of a part of Belmont Land Company's property, called "Belmont Heights" of record in Book 421, page 71, Register's Office for said County, as follows:

BEGINNING on the northerly margin of Ashwood Avenue at a point 50 feet west of the westerly margin of 12th Avenue, South, formerly Granny White Pike or Middle Franklin Pike; thence with said Avenue westerly 50 feet to a point 5 feet east of the corner of Lots 348 and 349; thence northeasterly and parallel with the line between said lots, 150 feet to the southerly margin of an alley; thence with said alley, eastwardly 45 feet to the corner of Lots 349 and 350; said point being 47 feet west of the westerly margin of 12th Avenue, South; thence southwardly 150 feet, more or less, to the beginning.

BEING the same property conveyed to Colin A. Walker, unmarried, by deed from Martha C. Shapard, unmarried, of record in Book 5383, page 53, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

This is (un)improved property, known as 1202 Ashwood Avenue, Nashville, TN 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 17th day of June, 1985.

Angela D. Walker

Angela D. Walker

Colin A. Walker

Colin A. Walker

STATE OF TENNESSEE
COUNTY OF Davidson

On this 17th day of June, 1985, before me personally appeared Colin A. Walker and Angela D. Walker, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged tha they executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6586 PAGE 270

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ___self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ___self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 54,950.00.

Kathy L. Appling
Affiant

Subscribed and sworn to before me, this the 17th day of June, 1985.

My Commission Expires: 10-24-88

_____
Notary Public

WARRANTY DEED

from:
Colin A. Walker and wife, Angie Walker

to:
Kathy L. Appling

FELIX W. WILKINS II REGISTER
DAVIDSON COUNTY, TN
JUN 19 11 27 AM '85

IDENTIFICATION REFERENCE:

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

$ 1 1 4 3 4 4

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6586 PAGE 271

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
			54950.00- CAMT.	
			142.74 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 149.24-	
9800A06/19/85			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 1 4 3 4 4

IDENTIF. REFERENCE

JUN 19 11 27 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 146196