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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF February, 19 87

Notary Public

MY COMMISSION EXPIRES: Dep. Reg.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary D. Copas, Attorney, 216 Third Ave., No., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Margaret E. Ward (NAME)	First Tennessee Bank (NAME)	43-6
520 Singer Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 474 (STREET ADDRESS)	273
Madison, TN 37115 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38101 (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, Barry E. Walker and wife, Judy K. Walker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Margaret E. Ward

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. 183 on the Plan of Madison Park, Section 6, as of record in Book 4300, page 58, Register's Office for said County, described as follows:

Said Lot No. 183 fronts 74.5 feet on the southerly margin of Singer Drive and extends back 157.2 feet on the westerly line and 149.7 feet on the easterly line to a line in the rear measuring 71 feet thereon.

Being the same property conveyed to Barry E. Walker by deed from William M. Fitzgerald, II, and wife, Karen S. Loftin Fitzgerald, recorded M a y 4, 1984, in Book 6285, page 838, in the Register's Office of Davidson County, Tennessee.

* In further consideration hereof, the GRANTEE agrees to assume the mortgages secured by the deeds of trust of record respectively in Book 5363, page 352, and Book 6285, page 845, in said Register's Office; and by acceptance of this deed expressly assumes all agreements, duties and obligations under said deeds of trust and the mortgage notes secured thereby, and agrees to hold the GRANTORS harmless therefrom.

SEE ATTACHED CONTINUATION PAGE

02/19 177.50 CHECK

This is unimproved ( ) improved (X) property, known as 520 Singer Drive, Madison, TN 37115
(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 hands this 6th day of February, 19 87

Barry E Walker

Judy Kay Walker

Margaret E. Ward

377

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Gary D. Copas, a Notary Public in and for said County and State, the within named Barry E. Walker and wife, Judy K. Walker, ~~and Margaret E. Ward~~

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of February, 1987.

Gary D. Copas Notary Public

Commission Expires 11-30-88

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

BARRY E. WALKER, Et UX

TO

MARGARET E. WARD

Attorneys Title Company, Inc.
Titles Guaranteed

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

The GRANTORS assign, transfer and convey all their rights and interests in the escrow account with the mortgagee, First Tennessee Bank, N.A., held under the mortgage secured by the said deed of trust of record in Book 5363, page 352, R.O.D.C.

The undersigned, Judy K. Walker, the wife of the said Barry E. Walker, joins in this conveyance for the purpose of consenting to the alienation, and waiving of, her homestead and marital rights in said property.

The GRANTORS further transfer to the GRANTEE one air conditioner, one electric range, all drapes and one utility house situated in and on said property, which the GRANTORS agree shall remain thereon. The parties expressly agree, however, that one refrigerator, one freezer and one satellite dish shall remain the property of the GRANTORS and not be transferred herewith.

9.5. 1.8.4
IDENTIFI REFERENCE
FEB 19 1 04 PM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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
			60[illegible].[illegible]0- CAMT.	
			168.00 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK 177.50-	
			207A02/19/87 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.5.1.8.4

IDENTIFT REFERENCE

FEB 19 1 04 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 47397