BOOK 7297 PAGE 765

THIS INSTRUMENT PREPARED BY:
WILLIAMS & SMITH, ATTORNEYS
Post Office Box 3079
Nashville, Tennessee 37219-0079

WARRANTY DEED

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO	MAP & PARCEL #
Lawrence J. Vito 321 Timberdale Court Nashville, TN 37211	Same Mortgagee: June L. Lamm	Map 147-6 Parcel 167

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, JUNE L. LAMM, A WIDOW, does hereby transfer and convey unto LAWRENCE J. VITO, UNMARRIED, a certain tract or parcel of real property in Davidson County, Tennessee, more particularly described as follows:

BEING Lot No. 152 on the Plan of Caldwell Country Estates, Section II, of record in Book 2663, Page 128, Register's Office for said County.

SAID lot fronts 91.87 feet on the south side of Timberdale Court and runs back 448 feet on the easterly line and 448.1 feet on the westerly line to a dead line in the rear, which is a broken line, on which it measures 220.6 feet.

BEING the same property conveyed to Wilbur C. Lamm and wife, June L. Lamm, by deed from Harold D. Carden and wife, Virginia A. Carden, of record in Book 3375, Page 430, said Register's Office. The said Wilbur C. Lamm died on March 16, 1987, vesting full title in his surviving tenant by the entirety and widow, June L. Lamm.

This is improved real property known as 321 Timberdale Court, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD said tract or parcel, with the appurtenances, estate, title and interest therein belonging to the said LAWRENCE J. VITO, his heirs, successors and assigns forever.

The undersigned covenants with the said LAWRENCE J. VITO, that she is lawfully seized and possessed of said real property in fee simple; has a good right to convey it and the same is unencumbered, except for:

1. Davidson County Property Taxes for 1987 which are prorated to date of closing and assumed by the Grantee.

2. Restrictions of record in Book 2907, Page 93, as amended in Book 2921, Page 601, Register's Office for Davidson County, Tennessee.

3. Matters set forth on the plat of Caldwell Country Estates Subdivision, Section II, of record in Book 2663, Page 128, of said Register's Office.

Except as herein set forth the undersigned does further covenant and bind herself, and her heirs, successors and assigns to warrant and forever defend the title to said land to the said LAWRENCE J. VITO, his heirs, successors and assigns, against the lawful claims of all other persons or entities whomsoever.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 15th day of July, 1987.

June L. Lamm
JUNE L. LAMM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, [signature], a Notary Public in and for said State and County, JUNE L. LAMM, the within named the within bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15 day of July, 1987.

[signature]
NOTARY PUBLIC

My Commission Expires: 3/4/91

NOTARY PUBLIC AT LARGE

AFFIDAVIT OF VALUE

The actual consideration or value for this transfer, whichever is greater, is $94,000.00.

LAWRENCE J. VITO, AFFIANT

Sworn to and subscribed before me this 15th day of July, 1987.

[signature]
NOTARY PUBLIC

My Commission Expires: 3/4/91

NOTARY PUBLIC AT LARGE

4605.7

IDENTIFICATION REFERENCE

JUL 15 3 21 PM '87

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

RECORDED

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

9400.00- CAMT.
263.20 CSTAX
.50 PRFEE
6.00 MTG TX
CHECK 269.70-
020DA07/15/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46057.

IDENTIFI REFERENCE

JUL 15 3 21 PM '87

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 104363