File Box 24

BOOK 7370 PAGE 377

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $70,420.00

Ralph M Kelton Jr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF September, 1987.

Notary Public

MY COMMISSION EXPIRES: 7-31-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO. (Mortgagee)	MAP-PARCEL NUMBERS
Ralph M. Kelton, Jr. (NAME)	First Nationwide Bank (NAME)	Map 161-6
649 Huntington Ridge Drive (STREET ADD.,ESS OR ROUTE NUMBER)	P. O. Box 850 (STREET ADDRESS)	PAR. 272
Nashville, TN. 37211 (CITY) (STATE) (P. O ZIP)	Daly, CA. 94017 (CITY) (STATE) (ZIP)	6DU 75467

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, Darrell L. Waltrip

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ralph M. Kelton, Jr. and wife, Susan W. Kelton, as tenants by the entirety

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:

BEING Lot No. 21 on the Plan of Huntington Park, Section Five, of record in Book 4660, Page 47, Register's Office, Davidson County, Tennessee.

Being part of the same property conveyed to Darrell L. Waltrip by deed from Robert C. Smithson and Ann S. Wallace of record in Book 6383, Page 94, Register's Office for Davidson County, Tennessee.

Edward P. Silva executed this instrument on behalf of Darrell L. Waltrip pursuant to a Power of Attorney of record in Book 450, Page 606, Register's Office, Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4734, Page 353, said Register's Office.

This conveyance is subject to public utility and drainage easement, drainage easement and building setback line of record in Book 4660, Page 47, said Register's Office.

7 | 0 6 2

IDENTIFICATION REFERENCE

OCT 2 3 30 PM '87

DAVIDSON COUNTY, TN

This is ( ) unimproved (xx) improved property, known as 649 Huntington Ridge Drive, (House Number) (Street) Nashville, TN. 37211 (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 my hand this 30th day of September, 19 87

Darrell L. Waltrip

BY: Edward P Silva Atty in fact

Edward P. Silva, Attorney-in-Fact

STATE OF TENNESSEE }
_____ COUNTY }

Personally appeared before me, _____
(Name of natural person executing the instrument)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that __he__ executed the within instrument for the purposes therein contained. Witness my hand, at office, this _____ day of _____ 19_____.

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My Commission Expires _____ _____
Notary Public

STATE OF TENNESSEE }
WILLIAMSON COUNTY }

(AFFIX SEAL)

Personally appeared before me, Edward P. Silva, Attorney-in-Fact for Darrell L. Waltrip
(Name of officer) (Offical capacity of officer)

with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that __he__ executed the within instrument for the purposes therein contained, and who further acknowledged that __ he__ is the

Attorney-in-Fact
("attorney-in-fact" or "president" or "general partner")

of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this 30th day of September 19 87.

My Commission Expires May 27, 1990 Claudia Armstrong
Notary Public

(AFFIX SEAL)

WARRANTY DEED

FROM
Darrell L. Waltrip

TO
Ralph M. Kelton, Jr.

Susan W. Kelton

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

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 TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

70420.00- CAMT.
197.12 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 203.62-
9322A10/02/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7' 1' 0. 6. 2

IDENTIFICATION REFERENCE

OCT 2 3 38 PM '87

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 22852