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FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,900.00

James T. Walkden, Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August, 1988

Patricia E. Cook
Notary Public

MY COMMISSION EXPIRES: 5/13/89
(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James T. Walkden, Jr. (NAME)	First American National Bank (NAME)	146-12
5012 Timberhill Drive (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	225
Nashville, TN. 37211 (CITY) (STATE) (P O ZIP)	Nashville, TN. 37237-0308 (CITY) (STATE) (ZIP)	06DU-29105

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, Thomas R. Walsh and wife, Holly Love Walsh

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James T. Walkden, Jr. and wife, Susan C. Walkden 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. 348 on the Plan of Crieve Hall Estates, Section 5, as of record in Book 2133, Page 91, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Thomas R. Walsh and wife, Holly Love Walsh by deed from Betty Bird Winicki and husband Michael Winicki as of record in Book 5155, Page 50, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions of record in Book 2277, Page 91, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to a 75 foot minimum building setback line, 10 foot public utility easement, and a 2.5 X 20 foot anchor easement as of record in Book 2133, Page 91, said Register's Office.

63340

IDENTIFICATION REFERENCE

AUG 30 3 29 PM '88

FILED & RECORDED
DAVIDSON COUNTY, TN

2447 08/30 0101 03CHECK 296.57

unimproved (X)
This is improved ( ) property, known as 5012 Timberhill Drive, Nashville, TN. 37211
(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 29th day of August, 1988

~~Thomas R. Walsh~~ Thomas R. Walsh

~~Holly Love Walsh~~ Holly Love Walsh

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas R. Walsh and wife, Holly Love Walsh

the bargainors, 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 29th day of August 1988.

Commission expires 5/13/89

Patricia E. Closs
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 _____

_____
Notary Public

WARRANTY DEED

FROM
Thomas R. Walsh

Holly Love Walsh

TO
James T. Walkden, Jr.

Susan C. Walkden

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

CAMT	87900.00
CON TX	290.07
PRFEE	0.50
WDEED	6.00
TOTAL	296.57
CHECK	296.57

08/30/88 01 15:30 0001 2447

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63340

IDENTIFICATION REFERENCE

AUG 30 3 29 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 128941