BOX 19

ADDRESS NEW OWNER AS FOLLOWS:
Gregory M. Galloway et ux
3218 Vaden Drive
Nashville, Tennessee 37211

THIS INSTRUMENT PREPARED BY:
ROLLIE L. WOODALL
Attorney at Law
213 Third Avenue, North
Nashville, Tennessee 37201

SEND TAX BILLS TO:
SAME

MAP - PARCEL NUMBER:
MAP 133-04, Parcel 29 and 28 and 10

BOOK 7668 PAGE 696

WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of eighty thousand and no one-hundredths Dollars ($80,000.00) cash in hand paid by **GREGORY M. GALLOWAY** and wife, **NANCY L. GALLOWAY** (hereinafter referred to as "Grantees") to **RUTH FERN GALLOWAY**, a widow, (hereinafter referred to as "Grantor") the receipt and sufficiency of which is hereby acknowledged; Grantor has bargained and sold, and does hereby transfer and convey unto the said Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> LAND in Davidson County, Tennessee, being Lots Nos. 1, 2 and 4 on the map of the Rich Subdivision, as of record in Book 2083, Page 96, Register's Office for said County, described together as follows:
>
> BEGINNING at a point in the northerly margin of Vaden Drive, said point being the southeast corner of Lot No. 2 on said plan; thence in a northerly direction with the easterly line of said Lot No. 2, 182 feet to a point; thence in a northwesterly direction with the rear line of Lot No. 2, and a part of the rear line of Lot No. 1, 102 feet to a point, the southeasterly corner of Lot No. 4; thence northerly with the easterly line of Lot No. 4, 130 feet to a point in the southerly margin of Old Antioch Pike; thence westerly with the southerly margin of said Pike, 104 feet to a point; thence southerly with the westerly line of Lot No. 4, 130 feet to a point in the rear line of Lot No. 1; thence with the westerly line of Lot No. 1, which is a broken line as shown on said plan, a total of 226.8 feet to a point in the northerly margin of Vaden Drive; thence easterly with the northerly margin of Vaden Drive, and along the curve of the same, 210.2 feet to the point of beginning.
>
> BEING the same property conveyed to Samuel J. Galloway and wife, Ruth Fern Galloway, by deed from Fred A. Rich and wife, Ethel Lee Rich, of record in Book 2302, Page 516, Register's Office for Davidson County, Tennessee, the said Samuel J. Galloway having since died.

This is improved property known as 3218 Vaden Drive, Nashville, Tennessee 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the hereditaments, appurtenances, estate, title, and interest thereto appertaining to the said Grantees, their heirs and assigns, forever.

AND the Grantor does hereby covenant with the Grantees, their heirs and assigns, that she is lawfully seized in fee simple; has full power, authority, and

right to convey the same; and that said premises are unencumbered except: (a) 1988 property taxes, which have been prorated and assumed by Grantees; and (b) easements, conditions and restrictions of record. Grantor does further covenant and bind herself, her heirs and assigns, 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.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand this 30th day of September, 1988.

Ruth Fern Galloway
RUTH FERN GALLOWAY, a widow

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

Personally appeared before me, Julia M. Prince, a Notary Public in and for said County and State, the within named Ruth Fern Galloway, a widow, the 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 30th day of September, 1988.

Julia M. Prince
NOTARY PUBLIC

My Commission Expires: 7/18/92.

3554 10/04 0101 03CHECK 270.50

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is eighty thousand Dollars ($80,000.00).

Ruth M. Galloway
AFFIANT

Subscribed and sworn to before me, this the 30th day of September, 1988.

Julia M. Prince
NOTARY PUBLIC

My Commission Expires: 7/18/92.

IDENTIFICATION REFERENCE
OCT 4 9 20 AM '88
FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN
3171

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7668 PAGE 698

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 80000.00
				CON TX 264.00
				PRFEE 0.50
				WDEED 6.00
				TOTAL 270.50
				CHECK 270.50
10/04/88		01		09:22 0001 3554

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.33 h 7 IC

IDENTIFICATION REFERENCE

OCT 4 9 20 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 140394