This Instrument Prepared By:

Lehman Land Title, Inc.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027

FILE BOX
#52

BOOK 7998 PAGE 680

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Terry Dean Walker	Dominion Bankshares Mortgage	172-08-0B098.00
(NAME)	(NAME)	
1521 Celebration Way	11350 Random Hills Road, MS 11	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Fairfax, VA 22030	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- *Dollars.*

Cash in hand paid by Terry Dean Walker and wife, Kimberly Cleaver Walker and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

HBO Group, A Tennessee General Partnership

have this day bargained and sold, and do hereby transfer and convey unto the said Terry Dean Walker and wife, Kimberly Cleaver Walker

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, State of Tennessee, being Lot No. 98 of Bridle Downs Subdivision as shown on the Plan of Bridle Downs, formerly known as Forest Acres, Section Three, Phase One, as of record in Book 6900, page 702, Register's Office of Davidson County.

Being part of the same property conveyed to HBO Group, a Tennessee general partnership by deed from Land Management and Development Company of record in Book 7450, page 238, Register's Office for Davidson County, Tennessee.

87 U 5 0 IDENTIF. REFERENCE

DEC 5 12 05 PM '89 FELLIX Z. WILSON, REGISTER DAVIDSON COUNTY TN.

1893 12/05 0101 03CHECK 370.00

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value whichever is greater for this transfer is $ 110,000.00
Subscribed and sworn to before me this the 30th *day of* November *19* 89
Affiant Ray B. Osborne Sr.
My Commission expires: 5/19/91 *(Affix Seal)*
Notary Public Judy A. Lehman

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is improved (XX) unimproved ( ) property, known as 1521 Celebration Way Nashville, TN 37211 51
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 30th *day of* November *, 19* 89*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

HBO Group, A Tennessee General Partnership

By: ~~Ray B. Osborne, Sr., Partner~~
Ray B. Osborne, Sr.

HBO Group, A Tennessee General Partnership

BY:
Leon M. Hampton, Partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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Personally appeared before me Judy A. Lehman, *a Notary Public in and for said County and State* HBO Group, A Tennessee General Partnership

the within named bargainor (s), *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 and official seal at Brentwood, *Tennessee, this* 30th *day of* November, *19*89

Notary Public

Commission expires 5/19/91 Judy A. Lehman

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, *a Notary Public of the State and County aforesaid, personally appeared* Roy B. Osborne, Sr. and Leon M. Hampton, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* themself *to be* Partners *of the* HBO Group, A Tennessee General Partnership *the within named bargainor, a corporation, and that* they ~~he~~ *as such* Partners *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* them *self as* Partners.

Witness my hand and seal, at office in Brentwood, Tennessee, *this* 30th *day of* November, *19* 89

Notary Public

Commission expires 5/19/91 Judy A. Lehman

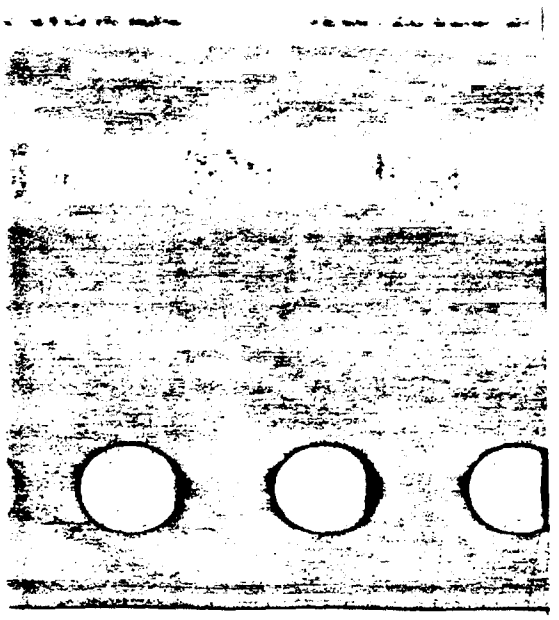
NOTARY PUBLIC AT LARGE

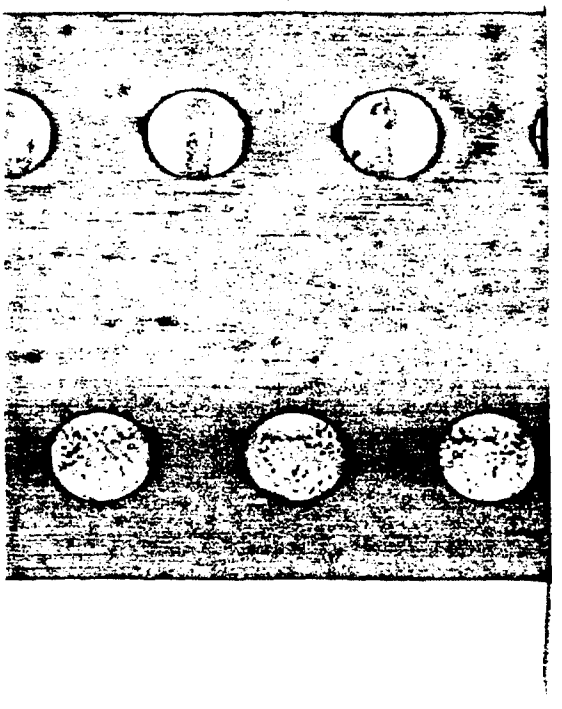
WARRANTY DEED

FROM HBO Group, A Tennessee General Partnership

TO Terry Dean Walker and wife, Kimberly Cleaver Walker

Compliments of
LEHMAN LAND TITLE, INC.
155 Franklin Road, Suite 151
Brentwood, Tennessee 37027
Phone (615) 371-8999





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 110000.00
CON TX 363.00
PRFEE 1.00
WDEED 6.00
TOTAL 370.00

CHECK 370.00
12/05/89 01 12:06 0001 1893

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87050

IDENTIF. TREFERENCE

Dec 5 12 05 PM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 273097