BOOK 8889 PAGE 940

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NOS. |
|---|---|---|
| Eric Walker, etux<br>525 W. Hillwood Dr.<br>Nashville, TN 37205 | First Republic Mortgage<br>Corporation NEWYSW<br>6012 Wilmington Pike<br>Dayton, Ohio 45459 | Map 102<br>Parcel 49 |

This instrument prepared by: Robert J. Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, Veronica S. West, (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto Eric Walker and wife Kimberly C. Walker, ( the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 183 on the Plan of Hillwood Estates, Section 9, Part 2, as of record in Book 2331, page 28, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the westerly margin of Darden Place at the corner of Lots Nos. 183 and 185; thence with the line between said two lots westwardly 230 feet to the corner of Lots Nos. 183, 184 and 185; thence with the line between said Lots Nos. 183 and 184, northwardly 221.43 feet to the southerly margin of West Hillwood Drive; thence with same eastwardly 205.14 feet to the beginning of a curve; thence around said curve with a radius of 25 feet southeastwardly 38.2 feet to the Westerly margin of Darden Place thence with same southwardly 195.9 feet to the beginning.

Being the same property conveyed to William J. West and wife Veronica S. West by deed from J.M. Medlin and Company, a Tennessee Corporation of record in Book 2927, page 303, Register's Office for Davidson County, Tennessee. (William J. West is now deceased)

This conveyance is subject to taxes for the year 1993 and subsequent years, easements and restrictive covenants of record and Deed of Trust for the benefit of First Republic Mortgage Corporation and recorded in Book 8713 at page 632, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 535 W. Hillwood Drive, Nashville, Tennessee 37205.

RECORDER'S MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

The actual consideration or value, whichever is greater for this transfer is $149,000.00.

Affiant

Subscribed and sworn to before me this 12th day of March, 1993.

Notary Public

My Commission Expires March 26, 1994

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 12th day of March, 1993.

Veronica S. West

01059

RECEIVED FOR REFERENCE
MAR 17 2 40 PM '93
REGISTER'S OFFICE
DAVIDSON COUNTY, TN

3337 03/17 0101 03CHECK 560.30

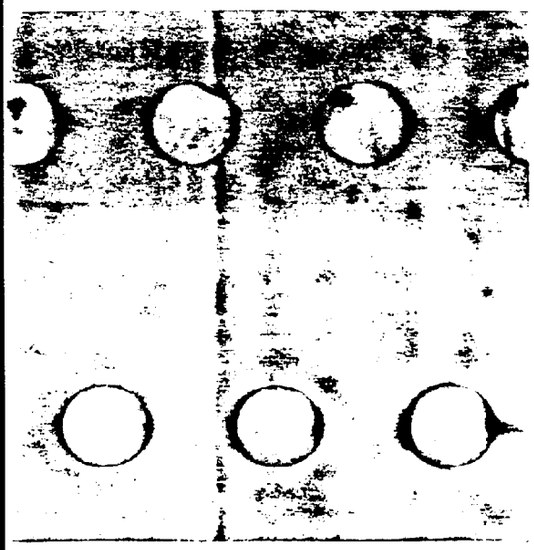
STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Veronica S. West, 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 purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 12th day of March, 1993.

Notary Public

My Commission Expires: March 26, 1994



**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

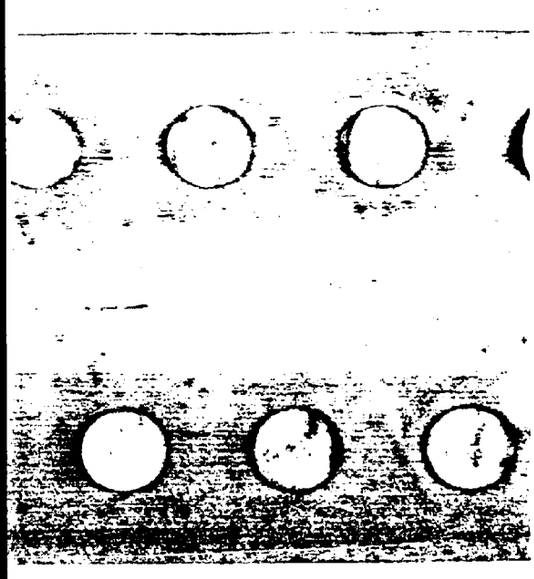
FOR _____

6389 PAGE 942

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | CAMT |
| | | | | 149000.00 |
| | | | | CON TX 551.30 |
| | | | | PRFEE 1.00 |
| | | | | WDEED 8.00 |
| | | | | TOTAL 560.30 |
| | | | | CHECK 560.30 |
| 03/17/93 | 01 | | | 14:39 0001 3337 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0 1 0 5.9

IDENTIFICATION REFERENCE

MAR 17 2 40 PM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 630848