BOOK 8949 PAGE 823

THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney At Law
Bank of Goodlettsville, Suite 201
112 Long Hollow Pike
Goodlettsville, Tennessee 37072

mail

WARRANTY DEED

3554 05/17 0101 03CHECK 329.79

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Donald L. Walden, et ux 809 Hamblen Dr. Madison, Tn. 37115	Same as New Owner	Map 26-5 Parcel 5 Field Book GO 07283

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, CHARLES A. ROBERTSON and wife, FRANCES L. ROBERTSON, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto DONALD L. WALDEN and wife, ANN M. WALDEN, hereinafter referred to as 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 Roscoe Place Subdivision, Block D, of record in Book 843, page 72, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Charles A. Robertson and wife, Frances L. Robertson, by deed from Richard W. Uselton and wife, Janelle M. Uselton, of record in Book 7667, page 12, Register's Office for Davidson County, Tennessee.

The legal description, as hereinabove set forth is the same as that contained in the previous Deed of Record.

The current mailing address for said property is: 210 Donald Avenue, Goodlettsville, TN 37072.

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, the GRANTORS, 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 warrant that the same is unencumbered, except as follows:

1. Taxes for the year 1993, which are a lien but not yet due and payable, which have been prorated between the parties and will be paid, in full, by the GRANTEES, when due.

2. Subject to any and all matters on the Plan of record in Book 843, page 72, said Register's Office.

And WE, the GRANTORS, 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.

WITNESS our hands on this the 14th day of May, 1993. BOOK 8949 PAGE 824

"GRANTORS"

Charles A. Robertson
CHARLES A. ROBERTSON

Frances L. Robertson
FRANCES L. ROBERTSON

"GRANTEES"

Donald L. Walden
DONALD L. WALDEN

Ann M. Walden
ANN M. WALDEN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CHARLES A. ROBERTSON and wife, FRANCES L. ROBERTSON, and DONALD L. WALDEN and wife, ANN M. WALDEN, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 14th day of May, 1993.

Patsy C. Davidson
NOTARY PUBLIC

My Commission Expires: 12/29/93

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $86,750.00.

Donald L. Walden
Affiant

Sworn to and subscribed before me, this the 14th day of May, 1993.

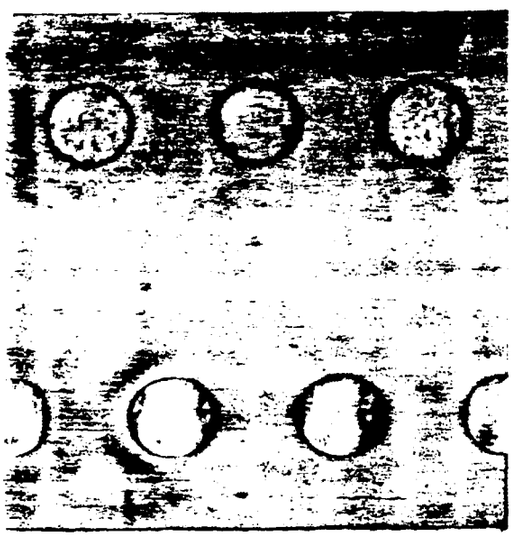
Patsy C. Davidson
NOTARY PUBLIC

My Commission Expires: 12/29/93

20085

TAX, LIEN, REFERENCE

MAY 17 11 20 AM '93



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

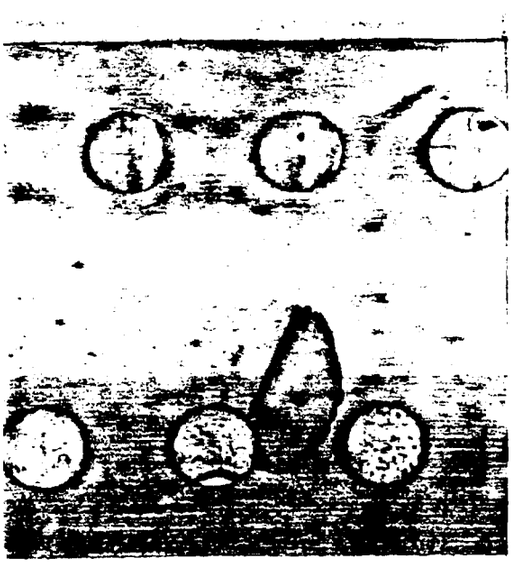
RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO 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	86750.00
CON TX	320.79
PRFEE	1.00
WDEED	8.00
TOTAL	329.79
CHECK	329.79

05/17/93 01 10:19 0001 3594

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

20085

IDENTIFICATION REFERENCE

MAY 17 10 20 AM '93

DAVIDSON COUNTY, TN

No. 651670