STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ [illegible].

[illegible]
Affiant

My Commission Expires: 4/21/96

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JULY, 1996.

[illegible]
NOTARY PUBLIC

(AFFIX SEAL)

FILED
JUL 30 AM 9:49
DAVIDSON COUNTY, TN.
REGISTER

46416
IDENTIF. & REFERENCE

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
Bobby D. Davis, Attorney
Madison Title Company
2031 Gallatin Road North
Madison, Tennessee 37115

Mail

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP & PARCEL NOS.
David Weltman 1116 East Sharpe Avenue Nashville, TN 37206	National Mortgage Co. 4041 Knight Arnold Road Memphis, TN 38118	83-01-351

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 which is hereby acknowledged, including the assumption of a certain note and deed of trust executed by Diana Lawless and husband, Alfred Lawless to Billy Bushulen and Sandra Vaughan, Trustees, of record in Book 6956, page 422, Register's Office, Davidson County, Tennessee, to secure Administration of Veterans Affairs in the original principal amount of $33,000.00, payable as set forth therein, which the Grantee herein agrees to assume and pay in full and hold Grantor harmless from same,

I, **DIANA LYNN LAWLESS, unmarried** (the "Grantor") has this day bargained and sold, and does hereby transfer and convey unto the said **DAVID WELTMAN**, (the "Grantee"), his heirs and assigns, certain real estate located in Davidson County, Tennessee, described as follows, to-wit:

9782 07/30 0101 03CHECK 227.30

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of J. E. Hancock's East End Addition, of record in Book 57, page 133, Register's Office for said County. Said Lot No. 15 fronts 50 feet on the southwesterly margin of Sharpe Avenue and extends back 144.46 feet on the southeasterly line and 145.55 feet on the northwesterly line to an alley in the rear, measuring 50 feet thereon.

Being the same property conveyed to Diana Lynn Lawless, by deed from Administrator of Veterans Affairs of recor in Book 6956, page 419, and by Quitclaim deed from Alfred Lee Lawless, of record in Book 8527, page 243, both in the Register's Office, Davidson County, Tennessee.

This is improved property known as 1116 East Sharpe Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, his successors, heirs and assigns forever, I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and the same is unencumbered, except as set forth herein and 1993 State & County taxes, prorated between the parties and assumed in full by the Grantee.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, his successors, heirs and assigns, against the lawful claims

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

of all genders.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hand(s) this the 29th day of July, 1993.

Diana Lynn Lawless, Grantor

David Weltman, Grantee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County, and State, Diana Lynn Lawless and David Weltman, the within named bargainor, 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 this the 29th day of July, 1993.

Deanie M. Cook
NOTARY PUBLIC

My Commission Expires: 4/21/96



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

RECEIVED OF _____

FOR _____

BOOK 9030 PAGE 281

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	59000.00
CO TX	213.30
PRFEE	1.00
MDEED	8.00
TOTAL	227.30
CHECK	227.30

07/30/93 01 09:50 0001 9782

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

46416
IDENTIF. # REFERENCE

93 JUL 30 AM 9:49

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 680118