INSTRUMENT PREPARED BY:
es A. Brace
Kelley, Herbert & Crawford
ox, Nos. Place
rth Avenue North
e, TN 37219-2392

To: Box 36

WARRANTY DEED

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
163-11-0B0055CO	Mr/Mrs Robert L.Walker 1204 Perry William Drive McLean, VA 22101	New Owner 1204 Perry William Dr. McLean, VA 22101
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
	105 Beech Forge Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

BOOK 9227 PAGE 671

NELL F. WISER, unmarried
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto ROBERT L. WALKER and SHERRI H. WALKER,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, _____ State of Tennessee, described as follows:

Being Lot No. 55 on the Plan of Bell Forge Village, Section IV, Second Revision, as of record in Book 6250, page 201, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Nell F. Wiser, an unmarried person, by deed from Esther G. Phenicie, unmarried, as of record in Book 7436, page 615, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Declaration of Covenants, conditions and restrictions of record in Book 6040, page 538, as amended in Book 6350, page 858 and By-Laws of record in Book 6040, page 576, and amended in Book 6306, page 644, Register's Office for Davidson County, Tennessee, all zoning regulations, building restrictions and setback lines, if any, and easements and rights of way for public utilities applicable to this property and all matters shown on the recorded plan referred to above.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except 1994 taxes, which have been prorated and assumed by Grantee.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 22 day of January, 19 94

Nell F. Wiser

Nell F. Wiser

See Reverse Side

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9227 PAGE 672

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

Nell F. Wiser, unmarried

the bargainor(s), 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, the 22nd day of January, 1994

My commission expires: March 26, 1994

June D. McKinney
Notary Public

D. McKINNEY ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENN.

STATE OF _____

COUNTY OF _____

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named

_____ the bargainor(s), with whom I am personally aquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19 _____.

My commission expires: _____

Notary Public

IDENTIF. & REFERENCE 10261

FELIX E. JOHNSON II REGISTER
DAVIDSON COUNTY, TN
94 JAN 24 PM 1:09

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS: $68,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF January 19 94 MY COMMISSION EXPIRES: March 26, 1994 (AFFIX SEAL)

June D. McKinney
Notary Public

D. McKINNEY ★ NOTARY PUBLIC ★ DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

NELL F. WISER, UNMARRIED

TO

ROBERT L. WALKER AND SHERRI H. WALKER, HUSBAND AND WIFE

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

_____ and _____,

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged _____ to be the _____ and _____ respectively, of _____, a corporation, the bargainor, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19 _____.

My commission expires: _____

Notary Public

2497 01/24/94 01:01 CHECK
262.45

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9227 PAGE 673

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 68500.00
				CON TX 253.45
				PRFEE 1.00
				WDEED 8.00
				TOTAL 262.45
				CHECK 262.45
01/24/94	01			13:10 0001 2487

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10261
IDENTIFICATION REFERENCE

94 JAN 24 PM 1:10

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 748442