WARRANTY DEED

BOOK 10145 PG 168

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 78,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July 19 96

Notary Public

MY COMMISSION EXPIRES: 4/25/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, P.C., 640 Spence Lane, Suite 218, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David L. Marlin, Sr. (NAME)	PNC Mortgage Corp. of America (NAME)	MAP 83-8
907 Beechmont Place (ADDRESS)	440 North Fairway Drive (ADDRESS)	PARCEL 4
Nashville, Tennessee 37206-1411 (CITY) (STATE) (ZIP)	Vernon Hills, Illinois 60061 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, William G. Wallis and William C. Seeley, Both Married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David L. Marlin, Sr. and William B. Marlin, Unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Roselawn Subdivision of record in Book 2133, page 1, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 69 feet on the easterly side of Beechmont Place and runs back on the the northerly line 151.6 feet and on the southerly line 132.7 feet to a dead line on which it measures 101 feet.

BEING the same property conveyed to William G. Wallis and William C. Seeley by deed from Verna Tatum West, an unmarried person of record in Book 9763, Page 76, Register's Office for Davidson County, Tennessee.

Ruth W. Wallis and Dianne Seeley join in execution of this instrument to convey any and all marital rights they may have.

This is the same description as in previous deed of record.
This conveyance is subject to restrictions of record in Book 3067, Page 362, said Register's Office.
This conveyance is subject to setback lines and recorded easements of record in Book 2133, Page 1, said Register's Office.

unimproved ( )
This is improved (X) property, known as 907 Beechmont Place, Nashville, Tennessee 37206-1411
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 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 the same is unencumbered, unless otherwise herein set out; and we 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. Wherever 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 hand s this 26th day of July, 19 96

William G. Wallis

Ruth W. Wallis

William C. Seeley

Dianne Seeley

BOOK 10145 PG 169

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 William G. Wallis and William C. Seeley, Both Married and Ruth W. Wallis and Dianne Seeley

the bargainor S, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of July 19 96

Commission expires 4/25/98

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

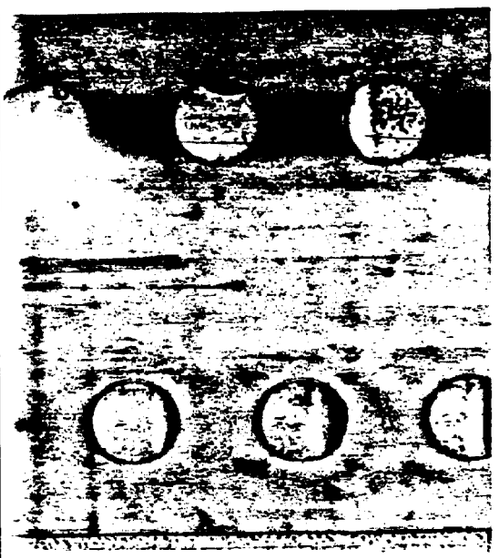
_____
Notary Public

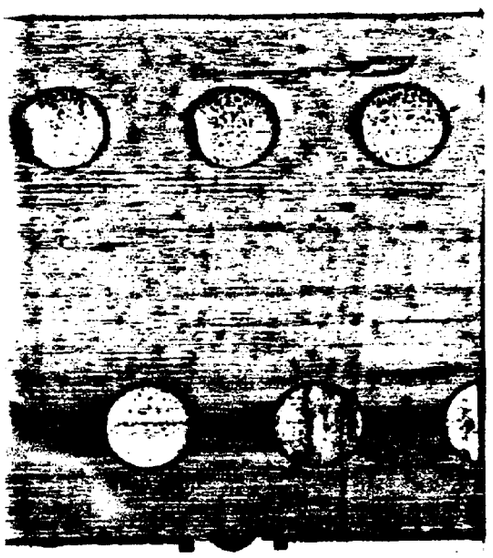
02 10858
IDENTIF. # REFERENCE

96 AUG -5 AM 10:40

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN.

30076 08/05 0101 03CHECK 299.00





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

RECEIVED OF _____

FOR _____

BOOK 10145 PG 170

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 78400.00
CON TX 290.00
PRFEE 1.00
WDEED 8.00
TOTAL 299.00
CHECK 299.00

08/05/96 01 10:45 0001 3076

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0210858
IDENTIF. ↑ REFERENCE

96 AUG -5 AM 10:40
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1070649