BK: 10955 PG: 845 File Box 24

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,000.00

William Hunt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF May 19 98

TINA D. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Tina D. Brown
Notary Public

MY COMMISSION EXPIRES: 3-23-2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Escrow, Inc., 640 Spence Lane, Suite 218, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Hunt (NAME)	Guaranty Trust Company (NAME)	MAP 118-13
1026 Caldwell Lane (ADDRESS)	640 Broadmor Blvd., Suite 100 (ADDRESS)	PARCEL 251
Nashville, TN 37204 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (CITY) (STATE) (ZIP)	16DA 40182

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, Bob D. Walker, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Hunt, 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:

BEING Lot 4-B on the Plan of the resubdivision part of Lots 38 and 39, of O.F. Noels Plan of Lots called "Noelton" as of record in Book 5800, Page 378, and amended in Zone Lot Division of Lots 1, 2 and 4, Resubdivision of part of Lots 38 and 39 of O.F. Noel's plan of Lots called "Noelton" as of record in Book 6250, Page 151, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Bob D. Walker, unmarried by deed from Karee H. Hays and husband, John W. Hays and Don R. Hays of record in Book 10579, Page 105, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions and notes of record in Plat Book 6250, Page 151, said Register's Office.

This conveyance is subject to plat notes of record in Book 5800, Page 378, said Register's Office.

This conveyance is subject to a Maintenance Agreement of record in Book 6380, Page 828, said Register's Office.

CONTINUED

This is unimproved ( ) improved (X) property, known as 1026 Caldwell Lane, Nashville, TN 37204
(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 my hand this 29th day of May 19 98

Bob D. Walker

Bob D. Walker

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 Bob D. Walker, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of May

Commission expires 3-23-2002

Notary Public

TINA D. BROWN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, a Notary Public in 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

LEGAL DESCRIPTION CONTINUATION

This conveyance is subject to minimum building setback line; common access easement and a public utility sanitary sewer and/or storm drainage easement containing an 8" sewer line which is also of record in Book 3932, Page 855, of record in Book 5800, Page 378 as amended in Book 6250, Page 151, said Register's Office.

044454
RECEIVED FOR REFERENCE
98 JUN -2 AM 10:21
REGISTER
DAVIDSON COUNTY, TN.
4341 06/02/98 0101 03CHECK 508.50

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

RECEIVED OF _____

FOR _____

BOOK 10955 PG 847

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	135000.00
CON TX	499.50
PRFEE	1.00
MDEED	8.00
TOTAL	508.50
CHECK	508.50

06/02/98 01 10:23 0001 4341

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

044542
IDENTIF. # REFERENCE

98 JUN -2 AM 10:22

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1300271