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FORM NO. WD-1

51195 0-8

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000

Duane L. Ochs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF AUGUST, 19 79.

Janice M. Livesay
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) My Comm Expires Feb 21 1981

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DUANE LEON OCHS, et ux (NAME)	FIDELITY FEDERAL SAVINGS AND LOAN (NAME)	91-15
4901 Nevada Avenue (STREET ADDRESS OR ROUTE NUMBER)	3708 Hillsboro Road (STREET ADDRESS)	PARCEL 296 JS
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	

FOR AND IN 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, ADA B. ST. JOHN, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DUANE LEON OCHS and wife, MARLEEN GAYE OCHS

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. 802 of Block No. 36 on the Plan of Charlotte Park Company's First Addition to West Nashville, as of record in Book 57, page 103, Register's Office for said County.

SAID Lot No. 802 fronts 60 feet on the southerly side of Nevada Avenue formerly 3rd Avenue and runs back between parallel lines, with the westerly margin of 49th Avenue, North, formerly 8th Street, 150 feet. To a line on the rear measuring 60 feet. A. B. ST. JOHN →
BEING the same property conveyed to Ada B. St. John, unmarried, by deed from A. C. Oakley and wife, Ethel Mae Oakley and Carmack Black and wife, Lucile C. Black, of record in Book 4799, page 946, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 4901 Nevada Avenue, Nashville, Tennessee 37209
(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 6th day of August, 19 79

Ada B St John
ADA B. ST. JOHN

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ADA B. ST. JOHN, unmarried,

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of August 1979.

Commission expires [illegible]

Janice M. Tuesay
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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

WARRANTY DEED

FROM
ADA B. ST. JOHN, unmarried

TO
DUANE LEON OCHS, et ux
MARLEEN GAYE OCHS

PLEASE FILE BOX "7"

F 44966

IDENTIF. REFERENCE

AUG 8 3 01 PM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

58/09 115.72- SHEEK

2599

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

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST & DEED

CC - CERTIFIED COPY
MR - RELEASE
UC - UNIFORM COMMERCIAL CODE

MS - MISCELLANEOUS
ST - STATE TAX CONVEY.
ST - STATE TAX MORT.
PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			109.20 CO TX .50 PRFEE 6.00 WDEED CHECK	115.70-
			2589A08/06/79 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-44966

IDENTIF. REFERENCE

AUG 8 3 01 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 703144