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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 43,770.00

Robert F. Koehler
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF August 1979.

Notary Public

MY COMMISSION EXPIRES: 10-16-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Marbut Glenn Gaston, Jr., Attorney, 2211 Crestmoor Road, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT F. KOEHLER (NAME)	ALLSTATE ENTERPRISES MORTGAGE CORP. (NAME)	61-12-71
1213 Plymouth Avenue (STREET ADDRESS OR ROUTE NUMBER)	104 Wilmot Road, Suite 500 (STREET ADDRESS)	15DZ-29445
Nashville, TN 37216 (CITY) (STATE) (P. O. ZIP)	Deerfield, Illinois 60015 (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, ROGER WATTAM and wife, PATRICIA WATTAM

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT F. KOEHLER and wife, DONNA P. KOEHLER

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. 47 and a certain tract to the immediate north of said Lot No. 47 which is a part of the tract identified as "6.9 acres" both on the Plan of a Resubdivision of Eastdale Place as of record in Book 947, page 22, Register's Office for said County.

Said Lot No. 47 and part of "6.9 acres" tract front 60 feet along the northerly margin of Plymouth Avenue and extends back 247.7 feet on the easterly line and 258 feet on the westerly line to a dead line in the rear on which it measures 60.9 feet.

Being the same property conveyed to Roger Wattam and wife, Patricia Wattam by deed from Connie Franklin Jackson of record in Book 5280, page 58, Register's Office for Davidson County, Tennessee.

As part of the consideration for this trnasfer, the Grantees agree to assume and pay the unpaid balance of a certain note in the original principal amount of $36,100.00 secured and evidenced by Deed of Trust of record in Book 5280, page 60, Register's Office for Davidson County, Tennessee, in favor of Allstate Enterprises Mortgage Corporation, and further that all title and interest in the escrow account and insurance policy held in connection with aforesaid note and Deed of Trust is transferred and conveyed to the Grantees.

This conveyance is subject to an easement for sewer granted by instrument of record in Book 4911, page 502, Register's Office for Davidson County, Tennessee; and to 1979 property taxes which the Grantees assume.

This is improved ( ) ~~unimproved~~ (X) property, known as 1213 Plymouth Avenue, Nashville, Tennessee 37216
(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 hands this 22nd day of August, 19 79

ROGER WATTAM

PATRICIA WATTAM

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ROGER WATTAM and wife, PATRICIA WATTAM

the bargainor(s), 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 at Nashville, Tennessee, this 22 day of August 1979

Commission expires 10-18-81

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
ROGER WATTAM and wife,
PATRICIA WATTAM

TO
ROBERT F. KOEHLER and wife,
DONNA P. KOEHLER

F 47862

IDENTIF. REFERENCE

AUG 22 2 35 PM '79
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

File Box 19

08/22 117.79- CHECK

6300

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

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			42770.00-	CO
			111.28	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	117.78-
6300A	08/22/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 47862

IDENTIF. REFERENCE

AUG 22 2 35 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 706754