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FORM NO. WD-1

4182 09/25 92.30- CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,000.00

Henry O. Yeater
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20TH DAY OF SEPTEMBER 19 79.

Notary Public

MY COMMISSION EXPIRES: 1-18-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS, ADAMS & SPICER, ATTYS.
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Henry O. Yeater (NAME)	Greater Suburban Mortgage Company (NAME)	
2732 Bobby Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1160 (STREET ADDRESS)	73-1-113
Nashville, TN (CITY) (STATE) (P. O. ZIP)	Lafayette, CA 94549 (CITY) (STATE) (ZIP)	15DZ-53445

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, Dale Fox and Robert E. Payne

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Henry O. Yeater et ux Deborah C. Yeater

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 the 11th Civil District, Davidson County, Tennessee, being Lot No. 49 on the Plan of Happy Valley Subdivision by Z. J. Wilkinson, Surveyor, September 2nd, 1945, as follows:

BEGINNING at a point on the southerly margin of Bobby Avenue at the common corner of Lots 48 and 49, thence with the line between said lots, southeastwardly 140 feet to a point; thence, northeastwardly 75 feet to the common corner of Lots 49 and 50; thence, with the line between said lots, northwestwardly 140 feet to the southerly margin of Bobby Avenue; thence, with the margin of said Avenue, southwestwardly 75 feet to the point of Beginning.

BEING the same property conveyed to Dale Fox and Robert E. Payne by deed from Sarah Bowen Potts and Jere E. Bowen, Jr. of record in Book 5467, page 537, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 1181, page 127, and to the matters set forth in the above referenced plan of record.

This is unimproved ( ) improved (XX) property, known as 2732 Bobby Avenue (House Number) (Street) Nashville, TN (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 20TH day of SEPTEMBER, 19 79

Dale Fox

Robert E. Payne

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 Dale Fox and Robert E. Payne

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 Goodlettsville, Tennessee, this 20th day of SEPTEMBER 1979

Commission expires 1-18-82

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

Dale Fox

TO

Henry C. Teater

F 54147

IDENTIF. REFERENCE

SEP 25 1 30 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

row 1 box 8 pn

WILKINS, ADAMS & SPICER
ATTORNEYS AT LAW
1100 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

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

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RECEIVED OF _____

FOR _____

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
			33000.00- CO	
			85.80 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	92.30-
4182A09/25/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2541'47"

IDENTIF. REFERENCE

SEP 25 1 30 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 714409