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FORM NO. WD-1

1198 12/11 114.40- CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Steven G. Rutherford
Affiant

$ 41,500.00

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF DECEMBER 19 79.

Notary Public

MY COMMISSION EXPIRES: 3-8-82

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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:
Steven G. Rutherford (NAME)	Engel Mortgage Company, Inc. (NAME)	147-8-39
4933 Hopedale Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. BOX 847 (STREET ADDRESS)	5DU-4927
Nashville, TN 37211 (CITY) (STATE) (P. O ZIP)	Birmingham, Al 35201 (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, Lowell C. Nease et ux Charlsie S. Nease

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steven G. Rutherford and Teresa B. Davis

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. 12 on the plan of Section One, Beverly Heights, of record in Book 2331, page 26, Register's Office for said County.

SAID Lot No. 12 fronts 118 feet on the westerly margin of Hopedale Drive and extends back 232.5 feet on the northerly line and 300 feet on the southerly line to a broken line in the rear, measuring 137.6 feet thereon.

BEING the same property conveyed to Lowell C. Nease and wife, Charlsie S. Nease by deed from Gladys Viola Harrison of record in Book 4173, page 143, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 2401, page 391, Register's Office for Davidson County, Tennessee, and to the matters set forth in the above mentioned plan of record.

RECEIVED FOR RECORD DEC 11 1979 at 1:40 P.M.

unimproved ( )
This is improved (XX) property, known as 4933 Hopedale Drive (House Number) (Street) Nashville, TN 37211 (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 7TH day of DECEMBER, 19 79

Lowell C. Nease

Charlsie S. Nease

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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 Lowell C. Nease et ux Charlsie S. Nease

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 7TH day of DECEMBER 1979

Commission expires 3-8-80

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
Lowell C. Nease

TO
Steven G. Rutherford

F 67654

IDENTIF. REFERENCE

DEC 11 2 05 PM '79

FELIX Z. ... SON II REGISTER
DAVIDSON COUNTY, TENN.

return to: row 1, box 8 pr
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
			41500.00-	CO
			107.90	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	114.40-
1198A	12/11/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F67654

IDENTIF. REFERENCE

DEC 11 2 05 PM '79

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

No. 730921