This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5595 PAGE 148

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Scott Davis and wife, Sue Davis, and Stewart Davis	Fidelity Federal Savings & Loan Assn	104-15-454
(NAME)	(NAME)	
1717 W. End Ave. South	4th & Union	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212	Nashville, TN 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- Dollars,
cash in hand paid by Scott Davis and wife, Sue Davis and Stewart Davis and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Scott Davis and wife, Sue Davis and Stewart Davis have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $24,900.00, secured by deed of trust of record in Book 5156, page 114, Register's Office for Davidson County, Tennessee,

I, John A. Catchings, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Scott Davis and wife, Sue Davis, as tenants by the entirety, as to an undivided one-half (½) interest; and Stewart Davis, as a tenant in common, as to an undivided one-half (½) interest the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Belair, as of record in Book 3500, page 139, Register's Office for said County. Said Lot No. 1 fronts 50 feet on the southerly side of West Linden Avenue, and extends back between lines, 191.03 feet to a dead line in the rear on which it measures 51 feet. Together witn an easement for a sewer line over Lot 2 on said plan as created by instrument of record in Book 2992, page 525, said Register's Office.

Being the same property conveyed to John A. Catchings by deed from R & P Construction Co., Inc., a Tennessee corporation, of record in Book 5156, page 112, said Register's Office.

This conveyance is subject to an easement for a sanitary sewer of record in Book 3992, page 527, said Register's Office; and the recorded plan shows an Owner's Certificate, a 10-foot easement for public utilities and drainage.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
The actual consideration or value whichever is greater, for this transfer is $ 31,800.00 ( )
Subscribed and sworn to before me, this the 24 day of April 1980
Affiant
My commission expires 9-15-82 (Affix Seal)
Notary Public

unimproved ( )
This is improved (~) property, known as 2705 W. Linden Ave, Nashville, TN
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for 1980 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 24th day of April, 19 80, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

John A. Catchings

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Nancy L. Kerr, *a Notary Public in and for said County and State,* John A. Catchings, unmarried

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, *Tennessee this* 24 *day of* April, *19* 80.

Notary Public

Commission expires 4-18-82

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

Notary Public

Commission expires .....

5716

CHICAGO TITLE INS. CO.
ANDREW JACKSON TRUST BLDG.
NASHVILLE, TENNESSEE

WARRANTY DEED

FROM
John A. Catchings

TO
Scott Davis and wife, Sue Davis and Stewart Davis

F 86802

IDENTIF. REFERENCE

APR 25 1 31 PM '80

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

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
			31800.00- CO	
			82.60 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	89.10-
5718A04/25/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-86802

IDENTIFICATION REFERENCE

APR 25 1 31 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 754533