Pg. 41

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Ron Oates et ux (NAME)	Home Federal Savings & Loan (NAME)	142-8-A-22
113 Bear Track Road (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Avenue North (STREET ADDRESS)	
Nashville; Tennessee (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 5637 PAGE 844

For and in consideration of the sum of Ten and 00/100 ($10.00) DOLLARS

paid in cash, and other good and valuable consideration received from the GRANTEES herein, including the agreement of said GRANTEES to assume and pay the balance of that certain indebtedness which is secured by lien on the property herein conveyed and is described in the Deed of Trust from Stamps Quartet, Inc., a Tennessee Corporation, to Attorney's Title Company, Inc., of record in Book 5261, page 561, Register's Office for Davidson County, Tennessee;

STAMPS QUARTET, INC.

have bargained and sold, and by these presents do transfer and convey unto the said RON OATES and wife, LYNDA K. OATES

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING part of Coronada, a condominium, as shown on the Plan of record in Book 4860, page 26, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

UNIT No. 22 on said Plan, being located at 113 Bear Track, as established in the Master Deed and Bylaws establishing a Horizontal Property Regime with respect to the Coronada Condominium Association, Inc., of record in Book 4901, page 679, and Book 4901, page 702, respectively, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Stamps Quartet, Inc., a Tennessee Corporation, by deed from James D. Gilmore, of record in Book 5261, page 558, Register's Office for Davidson County, Tennessee.

This is improved (XX) unimproved ( ) property, known as 113 Bear Track Road, Nashville, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

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 15th day of August, 19 80.

STAMPS QUARTET, INC.

By: X J. D. Sumner

J. D. Sumner, President

STATE OF TENNESSEE
COUNTY OF _____

BOOK 5637 PAGE 845

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared J. D. Sumner and _____ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President and _____ respectively of the Stamps Quartet, Inc., the within named bargainor, a corporation, and that J. D. Sumner as such President and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said J. D. Sumner as such President and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in Nashville, Tennessee, this 15th day of August, 19 80.

Dorothy A. Wade Notary Public

Commission expires 7-21-84

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 84,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

X _____

Sworn to and subscribed before me
this 15th day of August, 19 80.

My commission expires 7-21-84 Notary Public _____

This instrument was prepared by:

Guaranty Escrow Services, 705 American Trust Bldg., Nashville, Tennessee
Name Address

THIS INSTRUMENT PREPARED BY
HOWSER, THOMAS, SUMMERS,
BINKLEY & ARCHER ATTORNEYS
300 COURT SQUARE BUILDING
NASHVILLE, TENN. 37201

WARRANTY DEED

FROM Stamps Quartet, Inc.

TO Ron Oates and wife, Lynda K. Oates

G 02660

IDENTIF. REFERENCE

AUG 15 1 16 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5637 PAGE 846

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

84500.00- CO
219.70 CO TX -
.50 PRFEE
6.00 WDEED
CHECK 226.20-
5952A08/15/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

602660

IDENTIF. REFERENCE

AUG 15 1 17 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 774017