SEND TAX BILLS TO:

Western Pacific Financial Corp.
1201 E. Highland Ave. Suite D
San Bernardino, CAL 92404

This Instrument Was Prepared From
Information Furnished By The Parties By:
JOHN B. LANE
Attorney at Law
P. O. Box 31
Smyrna, Tennessee 37167

STATE OF TENNESSEE)
)
DAVIDSON COUNTY)

BOOK 5672 PAGE 899

Map 162-9, Parcel 18
5DU32311

FOR AND IN CONSIDERATION of the sum of SIX THOUSAND FIVE HUNDRED AND NO/100 ($6,500.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and the assumption by the Grantees herein of an indebtedness in the present principal amount of FORTY-EIGHT THOUSAND SEVEN HUNDRED EIGHTY-FIVE AND 26/100 ($48,785.26) DOLLARS, payable to Western Pacific Financial Corporation, which indebtedness is secured by trust deed embracing the within-described property to Mickey Carroll, Trustee, of record in Book 5604, page 386, of the Register's Office for Davidson County, Tennessee, and to which instrument reference is hereby made for all of its terms and provisions;

We, the undersigned, LEWIS B. APPLE and wife, CLARICE E. APPLE, have bargained and sold and do hereby transfer and convey unto GENE SPITZER and wife, ANNETTE SPITZER, (a one-half undivided interest), and to HOLLIE A. FARRIS, JR., a single person, (a one-half undivided interest), their heirs and assigns, forever, that certain parcel of real estate situated in Davidson County, State of Tennessee, and being more particularly described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Cedarwood, Section VI, Revised, of record in Plat Book 5200, page 196, Register's Office for said County, to which reference is hereby made for a more complete description thereof. This is improved property known as 605-607 Cedar Court, Nashville, Tennessee.
>
> Being the same property conveyed to Lewis B. Apple and wife, Clarice E. Apple, by deed from F.A.S. Builders, Inc., a Tennessee Corporation, of record in Book 5604, page 383, Register's Office for Davidson County, Tennessee.
>
> The above-described property is conveyed subject to restrictive covenants of record in Book 5497, page 397; and certain setback lines and easements as shown on the recorded plan of record in Book 5200, page 196, both in the Register's Office for said County.

TO HAVE AND TO HOLD the said real estate, together with all of the appurtenances, estate, title and interest thereto belonging, unto the said GENE SPITZER

and wife, ANNETTE SPITZER, and HOLLIE A. FARRIS, JR., their heirs and assigns, forever.

BOOK 5672 PAGE 900

We covenant with the said Grantees that we are lawfully seized and possessed of said real estate; that we have a good right to convey the same; and that it is unencumbered, except as above set forth and by lien of the 1980 Davidson County property taxes, with payment for same assumed by the Grantees herein.

We further covenant and bind ourselves, our heirs and representatives, to forever warrant and defend the title to said real estate unto the said GENE SPITZER and wife, ANNETTE SPITZER, and HOLLIE A. FARRIS, JR., their heirs and assigns, against the lawful claims of all persons, whomsoever.

All of our right, title, claim and interest in and to the Escrow Account held by Western Pacific Financial Corporation, including the existing Hazard Insurance Policy, is hereby transferred to the Grantees herein.

Possession of the within-described property will be given to the Grantees herein with deed.

WITNESS OUR HANDS, this the 31 day of October, 1980.

Lewis B. Apple
LEWIS B. APPLE

Clarice E. Apple
CLARICE E. APPLE

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within-named LEWIS B. APPLE and wife, CLARICE E. APPLE, the bargainors, with whom I am personally acquainted; and who acknowledged that they executed the foregoing (WARRANTY DEED) instrument for the purposes therein contained.

WITNESS MY HAND and official seal at office in Nashville, Tennessee, this the 31st day of October, 1980.

Betty L. Hill
Notary Public

My Commission Expires: Nov. 23, 1980

I, OR WE, HEREBY SWEAR OR AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER, IS $ 55,285.26, WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE AMOUNT WHICH THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR AND VOLUNTARY SALE.

Gene Spitzer
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF November 1980.

John B Lane
NOTARY PUBLIC

MY COMMISSION EXPIRES June 14, 1982

81-55603

IDENTIFICATION

Nov 3 9 14 AM '80

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5672 PAGE 901

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
			55285.26- CO 143.78 CO TX .50 PRFEE 6.00 WDEED CHECK 150.28- 2070A11/03/80 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.I. 5563

IDENTIF. REFERENCE

Nov 3 9 14 AM '80

FELIX Z. WILSON
DAVIDSON COUNTY

No. 789601