ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Louis R. Kraag	Fidelity Federal S & L Assoc.	6DU-19220
(NAME) 521 Paragon Mills Rd.	(NAME) 401 Union Street	133
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	66
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5721 PAGE 103

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS

cash in hand paid by the hereinafter named grantor and other good and valuable considerations, the receipt of which is hereby acknowledged. including the assumption of a certain Deed of Trust of record in Book 3838, page 497, Register's Office for Davidson County, Tennessee, to secure to Fidelity Federal Savings and Loan Association of Nashville, the principal amount of $18,300.00, payable as therein specified.

We, Donald B. Sharp and wife, Amaryllus H. Sharp,

have bargained and sold, and by these presents do transfer and convey unto the said Louis R. Kraag, unmarried

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

Land in the 6th, formerly the 9th, Civil District of said County and State, described as follows:

Beginning at a point in the center of Paragon Mills Road at the northeast corner of a 2-acre tract of land conveyed to C. W. Leming and wife by deed from William Travis, of record in Book 2540, page 103, Register's Office for said County; thence with the center of said road, north 51 deg. 45' east 145 feet to an iron pin; thence south 55 deg. east 568 feet to an iron pin; thence south 4 deg. 45' west 145 feet to an 18-inch elm; thence south 21 deg. west 13 feet; thence north 55 deg. west 685 feet to the beginning, containing 2 acres, more or less.

Being the same property conveyed to Donald B. Sharp and wife, Amaryllus H. Sharp by deed from C. W. Leming and wife, Pearlean T. Leming, of record in Book 3838, page 493, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements and plats of record as of record in Register's Office for said County.

unimproved ( )
This is improved (XX) property, known as 521 Paragon Mills Road (House Number) (Street)
Nashville, Tennessee (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 12th day of March, 19 81.

Donald B Sharp
DONALD B. SHARP

Amaryllus H. Sharp
AMARYLLUS H. SHARP

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Donald B. Sharp and wife, Amaryllus H. Sharp

the bargainors, 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, Tenn., this 10th day of March, 1981.

My commission expires 1-21-84 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ 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 _____ as such _____ and attesting the same by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 75,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Louis R. Kraag

Sworn to and subscribed before me this 10th day of March, 1981.

My commission expires 1-21-84 Notary Public

This instrument was prepared by:

Rick M. Johnson, Suite 200, 430 Third Avenue North, Nashville, TN. 37201	
Name	Address

RUSH

4849 03/13 201.50- CHECK

WARRANTY DEED

FROM

Donald B. Sharp and wife, Amaryllus H. Sharp

TO

Louis R. Kraag, unmarried

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

MAR 13 2 20 PM '81
RECEIVED FOR RECORD
DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

Rick M. Johnson, Atty.
Suite 200
430 Third Avenue North
Nashville, Tn. 37201
244-1568

63129

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 5721 PAGE 105

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
			75000.00- CO	
			195.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 201.50-	
4849A	03/13/81	BAL	.00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3 1 2 9

IDENTIF. REFERENCE

MAR 13 12 20 PM '81

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

No. 811562