ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
RICHARD L. ESLINGER	SAME	117-8-164
(NAME)	(NAME)	
1406 Clayton Avenue		24W-14500
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 5791 PAGE 198

For and in consideration of the sum of ----------Ten and no/100 ($10.00)---------- DOLLARS

cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I,

DOROTHY WADE LUKER, unmarried,

hereinafter called the GRANTOR,

have bargained and sold, and by these presents do transfer and convey unto the said RICHARD L. ESLINGER

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 Davidson County, Tennessee, being Lot No. 195 on the Plan of Victoria Place, as of record at Book 332, page 10, Register's Office for said County.

Said Lot No. 195 fronts 60.0 feet on the northerly margin of Clayton Avenue, and extends back between parallel lines 140.0 feet to an alley in the rear.

Being all the same property conveyed to Dorothy Wade Luker by deed from Mrs. Henry Z. Lipscomb, Jr. and Mrs. William J. Tenison of record at Book 5493, page 718, and by Will of Verdie Orr Wade as of record at Book 5390, page 525, both of record in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to 1981 property taxes which are being prorated and which the Grantee assumes in full.

~~XXXXXXXXXXXXX~~
This is improved (XX) property, known as 1406 Clayton Avenue, Nashville, Tennessee 37212
(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 1st day of September, 19 81.

Dorothy Wade Luker

DOROTHY WADE LUKER

BOOK 5791 PAGE 199

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 DOROTHY WADE LUKER

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

Witness my hand and official seal at Nashville, Tennessee, this 1st day of September, 19 81.

My commission expires 29 October 1984 Notary Public [signature]

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 $ 51,950.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

[signature]

Sworn to and subscribed before me
this 1st day of September, 19 81.

My commission expires 10-21-84 Notary Public [signature]

This instrument was prepared by:

Marbut Glenn Gaston, Jr., Attorney at Law, 2211 Crestmoor Road, Nashville, TN 37215

Name Address

6416 WARRANTY DEED - CHECK

FROM DOROTHY WADE LUKER

TO RICHARD L. ESLINGER

Pioneer National Title Insurance Company
Public Square Building
314 4th Avenue North
NASHVILLE, TENNESSEE 37219

SEP 3 2 59 PM '81

RECEIVED FOR RECORD AND RECORDED IN OFFICIAL RECORDS OF DAVIDSON COUNTY, TENN.

IDENTIFICATION REFERENCE

RUSH

5 5 8 6 1 0

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5791 PAGE 200

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

51550.00- CO
134.94 CO TX
.50 PRFEE
6.00 WDEED
CHECK 141.44-
641GA09/03/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

658610

IDENTIF. REFERENCE

SEP 3 2 59 PM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 841976