ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
CHARLES K. KINZER et ux (NAME)	FIDELITY FEDERAL SAVINGS & LOAN ASSN. (NAME)	131-3-58
2000 Overhill Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2588 (STREET ADDRESS)	16DA-27565
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

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

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

WILLIAM T.W. ROBBINS and wife, JANITA J. ROBBINS,

hereinafter called the GRANTORS,

have bargained and sold, and by these presents do transfer and convey unto the said CHARLES K. KINZER and wife, RITA M. KINZER

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. 2 on the Plan of the Holbrook Estate, as of record at Book 3500, page 84, Register's Office for said County.

Said Lot No. 2 fronts 123 feet on the northerly margin of Overhill Drive, and extends back between parallel lines 217.79 feet to a dead line in the rear.

Being all the same property conveyed to William T.W. Robbins and wife, Janita J. Robbins by deed from Ann G. Holbrook and husband, Nathan W. Holbrook of record at Book 5366, page 747, Register's Office for Davidson County, Tennessee.

As part of the consideration for this transfer, the Grantees agree to assume and pay the unpaid balance of a certain note in the original principal amount of $50,000.00, secured and evidenced by Deed of Trust of record in Book 5366, page 749, Register's Office for Davidson County, Tennessee; in favor of Fidelity Federal Savings & Loan Association, and further that all title and interest in the escrow account and insurance policy held in connection with aforesaid note and Deed of Trust is transferred and conveyed to the Grantees.

This conveyance is further subject to the limitations shown on the Plan of record at Book 3500, page 84, said Register's Office; and to 1981 property taxes which are being prorated and which the Grantees assume in full.

This is improved (~~xx~~) property, known as 2000 Overhill Drive, Nashville, Tennessee 37215
(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 13th day of October, 19 81.

WILLIAM T.W. ROBBINS

JANITA J. ROBBINS

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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 WILLIAM T.W. ROBBINS and wife, JANITA J. ROBBINS

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, Tennessee, this 13th day of October, 19 81.

My commission expires 4/22/84 Notary Public Barbara M Bee

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 $ 78,938.21
This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me
this 13th day of October, 19 81.

My commission expires 4/22/84 Notary Public Barbara M Bee

This instrument was prepared by:

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

RUSH

301B 10/15 211.64- CHECK

WARRANTY DEED

FROM

WILLIAM T.W. ROBBINS and wife,

JANITA J. ROBBINS

TO

CHARLES K. KINZER and wife,

RITA M. KINZER

G 63958

IDENTIF. REFERENCE

OCT 15 10 14 AM '81

FELIX Z. WILSON II 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 5807 PAGE 27

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
			76936.21-	CO
			205.14	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	211.64-
3018A	10/15/81	B1L		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 6 3 9 5 8

IDENTIF. REFERENCE

OCT 15 10 14 AM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 848322