This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

BOOK 5813 PAGE 509

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Leo Eckhardt (NAME)	Metropolitan Federal Savings & Loan (NAME)	71-4-43
5707 Harding Road (STREET ADDRESS OR ROUTE NUMBER)	230 4th Avenue North (STREET ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------($10.00)---------- *Dollars,* cash in hand paid by Leo Eckhardt and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Leo Eckhardt has assumed and agrees to pay the unpaid balance of an original indebtedness in the amount of $8,100.00, secured by deed of trust of record in Book 3833, page 56, Register's Office for Davidson County, Tennessee,

I, Evelyn Eanes, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Leo Eckhardt

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 302 on the Map of Joywood Heights, Section 2 , of record in Book 1130, pages 92 and 93, Register's Office for said County.

Said Lot fronts 60 feet on the east side of Woodyhill Drive and runs back between lines, 193.4 feet on the north line and 193.5 feet on the south line, to a dead line in the rear, measuring 60 feet thereon.

Being the same property conveyed to Lonnie B. Eanes and wife, Evelyn Eanes by deed from Raymond C. Reynolds and wife, Patricia C. Reynolds, of record in Book 4072, page 313, Register's Office for said County, the said Lonnie B. Eanes having since died.

This conveyance is subject to a 10-foot public utility easement and 30-foot building setback line from Woodyhill Drive, as shown on Plan of record in Book 1130, pages 92 and 93, Register's Office for said County; and an easement for sanitary sewers and/or storm drainage granted Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4153, page 936, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 20,000.00

Subscribed and sworn to before me, this the 29th day of Oct 1981

Affiant

My commission expires: 4/8/84 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 2615 Woodyhill Drive, Nashville, Tennessee 37207 (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

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 29th *day of* October, 19 81, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Evelyn Eanes

Evelyn Eanes

BOOK 5813 PAGE 510

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Evelyn Eanes, unmarried

the within named 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* 29th *day of* October, *19*81.

Mary Ensey
Notary Public

Commission expires 4/8/84

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .... *he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as* .....

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

.....*Notary Public*

Commission expires .....

5780 10/30 50.50- CHECK

CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED

FROM
Evelyn Eanes

TO
Leo Eckhardt

G 6 6 2 8 7.

IDENTIF. REFERENCE

OCT 30 11 24 AM '81

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5813 PAGE 511

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
			20000.00- CO	
			52.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	58.50-
			578UA10/30/81 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 66287

IDENTIF. REFERENCE

OCT 30 11 24 AM '81
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 850984