FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,100

Robert F. Bautz
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF NOVEMBER, 19 81

Notary Public

MY COMMISSION EXPIRES: 4-24-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, ATTYS.,20th Fl.-First American Ctr., Nashville, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT F. BAUTZ (NAME)	FIDELITY FEDERAL SAVINGS & LOAN (NAME)	5D-27170
14165 Old Hickory Blvd. (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	181-00
Antioch, Tenn. 37013 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	119

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, BRUCE L. CULBERTSON and wife, SANDRA FAYE CULBERTSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT F. BAUTZ

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in the 5th Civil District of Davidson County, Tennessee, being described according to a survey of Ernest Medlin, dated July 2, 1971, as follows:

BEGINNING at a point of the southerly margin of Old Hickory Boulevard being the northwest corner of the property conveyed to Walter Ray Culbertson and wife, Ruth W. Culbertson by deed from W. C. Culbertson and wife, Lillie B. Culbertson, of record in Book 4501, page 157, Register's Office for said County; thence along said margin south 79 deg. 57 min. east 150.0 feet; thence south 10 deg. 3 min. west 906.66 feet; thence north 44 deg. 18 min. west 104.63 feet; south 67 deg. 36 min. west 77 feet; thence north 10 deg. 3 min. east 887 feet to the point of beginning.

BEING the same property conveyed to Bruce L. Culbertson and wife, Sandra Faye Culbertson, by deed from Walter Ray Culbertson and wife, Ruth W. Culbertson, of record in Book 4527, page 874, said Register's Office.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Fidelity Federal Savings and Loan Association, of record in Book 4527, page 876, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (XX) property, known as 14165 Old Hickory Boulevard, Rt. 1, Box 375, Antioch, TN 37013
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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. Wherever 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 hand s this 16th day of July, 19 81

Bruce L. Culbertson
BRUCE L. CULBERTSON

Sandra Faye Culbertson
SANDRA FAYE CULBERTSON

STATE OF TENNESSEE
Davidson County

BOOK 5820 PAGE 431

Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named Bruce L. Culbertson and wife, Sandra Faye Culbertson

the bargainor__S__, 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 16th day of July, 19 81.

Commission expires 4-17-83

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes 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 official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

G 68707

IDENTIFICATION REFERENCE

Nov 18 12 50 PM '81

REGISTER
DAVIDSON COUNTY, TENN.

HSHG

SATURN & MAZER, ATTORNEYS
20th Floor, 1st American Center
Nashville, Tennessee - 37238

8864 11/18 162.50- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5820 PAGE 432

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
			60000.00- CO	
			156.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 162.50-	
			B564A11/16/81 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

S. 687 07

IDENTIF. REFERENCE

Nov 18 12 50 PM '81

REGISTER
DAVIDSON COUNTY, TENN.

No. 853940