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Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$80,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF April, 1982

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) (My Commission Expires Dec 15, 1985)

THIS INSTRUMENT WAS PREPARED BY
THOMPSON & CRAWFORD, ATTORNEYS, 14th FLOOR, 1st AMERICAN BLDG., NASHVILLE, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Francis A. Banks (NAME)	Third National Mortgage Co. (NAME)	156-10
512 Trace Creek Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2628 (STREET ADDRESS)	8
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	9D-56320

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, Stephen Joseph Holzapfel and wife, Sue Metzger Holzapfel

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Francis A. Banks and wife, Nancy E. Banks

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 Davidson County, Tennessee, and Williamson County, Tennessee, being Lot No. 13 on the Plan of Harpeth River Estates, Section 1 of record in Book 4460, page 188, Register's Office for Davidson County, Tennessee, being described as follows:

Beginning at a point in the southerly margin of Trace Creek Court, said point being the common front corner of Lots 12 and 13; thence with the line between said lots south 34 deg. 08' east 302.35 feet to a point; thence south 87 deg. 53' 11" west 260.00 feet to a point in the northeasterly margin of Trace Creek Drive; thence along said margin of Trace Creek Drive with a slight curve to the left having a radius of 737.51 feet in a northwesterly direction a distance of 182.75 feet to the beginning of a curve; thence around said curve to the right, having a radius of 25.0 feet, a distance of 37.63 feet to a point in the southerly margin of Trace Creek Court; thence with the same in an easterly direction 115.39 feet to the point of beginning.

Being the same property conveyed to Stephen Joseph Holzapfel and wife, Sue Metzger Holzapfel by deed from R. E. Potter, Inc. of record in Book 5139, page 432, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions and rights of way of record.

**continued on back

This is unimproved ( ) improved (XX) property, known as 512 Trace Creek Drive, Nashville, TN 37221
(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 1st day of April, 1982

STEPHEN JOSEPH HOLZAPFEL: + Stephen Joseph Holzapfel

SUE METZGER HOLZAPFEL: + Sue Metzger Holzapfel

STATE OF TENNESSEE
Davidson County

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Personally appeared before me the undersigned a Notary Public in and for said County and State, the within named Stephen Joseph Holzapfel and wife, Sue Metzger Holzapfel

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 1st day of April 19 82

Commission expires My Commission Expires Oct. 15, 1983

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 (this oath) (himself) upon (their several oaths) acknowledged (themselves) to be the and respectively of the the within named bargainor, and corporation, and that (he) as such (they) 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

Stephen Joseph Holzapfel and wife,

Sue Metzger Holzapfel

TO

Francis A. Banks and wife,

Nancy E. Banks

G 8.5.7 8 8

L 85784

IDENTIF. REFERENCE

APR 2 3 42 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

THOMPSON & CRAWFORD
ATTORNEYS AT LAW
14th FLOOR, FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238

**Continued.

This conveyance is also subject to a certain deed of trust, recorded in Book 5139, page 434, said Register's Office, securing a promissory note dated April 21, 1977, payable to the order of Third National Mortgage Company, with a present unpaid principal balance of approximately $34,503.62, which the Grantees herein hereby assume and agree to pay. The escrow account in connection with said loan, if any, is hereby transferred to the Grantees herein.

1982 Taxes Prorated and Assumed.

04/02 214.50 CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II :

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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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
			80000.00- CO	
			200.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	214.50-
0195A04/02/82			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 8.5 7 8 6

IDENTIF. REFERENCE

APR 2 3 42 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 874415