BOOK 5907 PAGE 47

FORM NO. WD-1

G 9 8 5 2 7

IDENTIF. REFERENCE

JUL 6 12 31 PM '82

FELIX Z. WILSON III - REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,983.69

George B. Page Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June, 1982.

Notary Public

MY COMMISSION EXPIRES: 10-12-82

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, ATTYS., 20th Floor, First American Center; Nashville, TN 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GEORGE B. PAGE (NAME)	GILL COMPANIES (NAME)	
4709 Utah Avenue (STREET ADDRESS OR ROUTE NUMBER)	615 Soledad - P. O. Box 599 (STREET ADDRESS)	103-3
Nashville, TN (CITY) (STATE) (P. O. ZIP)	San Antonio, Texas 78292 (CITY) (STATE) (ZIP)	229

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, JAMES H. FELTS, SR., et ux, TULA L. FELTS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GEORGE B. PAGE et ux, GERALDINE H. PAGE

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, being Lot NO. 5 of Block No. 10 on the Map of part of Sylvan Park, as of recordin Book 332, Page 104, Register's Office for said County.

SAID Lot No. 5 fronts 50 feet on the southerly side of Utah Avenue, formerly 7th AVenue, and runs back between parallel lines 160 feet to an alley.

BEING the same property conveyed to James H. Felts, Sr., et ux Tula L. Felts by deed from John W. Wells and wife, Jean Wells of record in Book 5108, Page 867, Register's Office for Davidson County, Tennessee.

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 DOMINION BANCSHARES MORTGAGE CORPORATION, of record in Book 5843, page 75, 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. Said loan having since been transferred to the Gill Companies.

This is unimproved ( ) improved ( ) property, known as 4709 Utah Avenue (House Number) (Street) Nashville, TN (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 28th day of June, 1982

James H. Felts
JAMES H. FELTS, SR.

Tula L. Felts
TULA L. FELTS

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 5907 PAGE 48

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES H. FELTS et ux, TULA L. FELTS

the bargainor, 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 Davidson, Tennessee, this 28th day of June 19 82

Commission expires 10/17/82

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
JAMES H. FELTS, et ux

TULA L. FELTS

TO
GEORGE B. PAGE, et ux

GERALDINE H. PAGE

PLEASE FILE BOX "7"

PREPARED BY:

SATURN & MAZER, Attorneys
20th Floor
First American Center
Nashville, Tennessee 37238

Phone: 259-3666

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5907 PAGE 49

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

55983.69- CO
145.60 CO TX
.50 PRFEE
6.00 WDEED
CHECK 152.10-
6397AU7/06/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 9 8 5 2 7

T
IDENTIF. REFERENCE

JUL 6 12 31 PM '82

FELIX Z. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

No. 890003