OFFICIAL RECEIPT

BOOK 5951 PAGE 635

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF ~~DAVIDSON~~ } SUMNER

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

$30,768.54 Dunk A. Ellis

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF October, 1982

Notary Public

MY COMMISSION EXPIRES: 4/17/83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David E. Mead, Attorney 101 Cumberland Ave., Suite 101 Madison, Tenn. 37115
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dunk A. Ellis, III (NAME)	Union Planters National Bank (NAME)	Map 71-15
1341 Meridian Street (STREET ADDRESS OR ROUTE NUMBER)	140 Madison Avenue (STREET ADDRESS)	Parcel 142
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38103 (CITY) (STATE) (ZIP)	12DA 42554

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~~ I, MARY JO DIXON, an unmarried woman,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DUNK A. ELLIS, III and wife, BRENDA R. ELLIS,

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:

BEING Lots Nos. 383 & 384 on the Map of Highland Land Company's Plan, as of record in Book 421, Page 14, Register's Office for said County.

SAID Lots Nos. 383 & 384 front together 50 feet on the easterly side of Meridian Street and extend back between parallel lines along the southerly margin of Marie Street.

BEING the same property conveyed to Mary Jo Dixon by deed from Ricky D. Hutson of record in Book 5738, Page 914, RODCIN; Reference for title being hereby made to an Affidavit wherein the said Ricky D. Hutson swears and affirms that he was an unmarried man at the time of such conveyance; and, a Quit-Claim Deed from William W. Robbins, Jr. to remedy the conveyance by deed of record in Book 5294, Page 137, RODCIN, pursuant to the "Power of Attorney" of record in Book 5279, Page 693, RODCIN; said instruments being recorded simultaneously herewith.

AS PART OF the consideration for the conveyance hereof is the assumption of one certain trust deed, dated 6/3/78, and filed for record on 6/5/78, in the office of the Register of Deeds for Davidson County, Tennessee, in Book 5294, Page 139, and note of even date thereby secured, in the original principal amount of $24,350.00 payable to Tennessee Housing Development Agency which debt the Grantees hereby assume and agree to pay as part payment of the purchase price. The Grantees further hereby assume the obligations of Ricky D. Hutson under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim or payment arising from the guaranty or insurance of the above indebtedness.

THIS conveyance is subject to all restrictions and easements of record.

This is unimproved ( ) improved (X) property, known as 1341 Meridian Street, Nashville, TN 37207
(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 my hand this 8th day of October, 1982.

MARY JO DIXON: Mary Jo Dixon

OFFICIAL RECEIPT

STATE OF TENNESSEE
~~Davidson~~ County
Sumner

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARY JO DIXON, an unmarried woman,

the 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 Hendersonville, Tennessee, this 8th day of October 1982.

Commission expires 4/17/83

W.K.Georgas,Jr. 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
MARY JO DIXON, an unmarried woman

TO
DUNK A. ELLIS, III et ux

REGISTER, PLEASE RETURN TO:
W. K. Georgas, Jr.
P. O. Box 1733
Hendersonville, TN 37075

H 1 3 1 3 3

IDENTIF. REFERENCE

OCT 19 9 07 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

SERVICE TITLE
Of Middle Tennessee, Inc.
101 CUMBERLAND AVENUE, MADISON, TENNESSEE 37115

10/19 36.58- CHECK

4726

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

RECEIVED OF _____

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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

30768.54- CO
80.08 CO TX
.50 PRFEE
6.00 WDEED
CHECK 86.58-
4726A10/19/82 BAL- .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 1 3 1 3 3

IDENTIF. REFERENCE

OCT 19 9 07 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 905377