BOOK 5984 PAGE 342

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28600.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 23rd DAY OF December, 1982.

Notary Public

MY COMMISSION EXPIRES: 4/22/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 1208 Fidelity Federal Building, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Johnny I. Woods (NAME)	Citicorp Homeowners, Inc. (NAME)	70-4-66 & 67
4212 Kings Court (STREET ADDRESS OR ROUTE NUMBER)	670 Mason Ridge Center Drive (STREET ADDRESS)	13DA-24195
Nashville, TN 37218 (CITY) (STATE) (P. O. ZIP)	St. Louis, Missouri 63141 (CITY) (STATE) (ZIP)	24200

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, RONALD ELLIOTT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHNNY I. WOODS, unmarried,

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. 82 and 83 on the Plan of Haynie's Cleveland Plan, as of record in Book 161, Page 35, Register's Office for Davidson County, Tennessee.

SAID Lots Nos. 82 and 83 adjoin and front together 80 feet on the north side of Grover Street and run back between parallel lines, 125 feet to an alley.

BEING the same property conveyed to Ronald Elliott by deed from Blair Realtors of record in Book 5348, Page 995, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions, and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee herein.

LAVERNE W. Elliott, wife of the above named Ronald Elliott joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

AS PART of the above consideration, the Grantee herein, assumes and agrees to pay the unpaid balance owing on a certain note executed by Ronald Elliott to Mercantile Mortgage Company in the original principal amount of $24,200.00, of record in Book 5348, Page 997, Register's Office for Davidson County, Tenn.

This is unimproved ( ) improved (XX) property, known as 2411 Grover Street, Nashville, Tennessee
(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 hands this 23rd day of December, 1982

Ronald Elliott

LaVerne W. Elliott

Ronald Elliott

Laverne W. Elliott

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ronald Elliott and wife, Laverne W. Elliott,

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 23rd day of December, 19 82.

Commission expires 4/22/84

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

PLEASE RETURN TO

File Box #4

WARRANTY DEED

FROM
RONALD ELLIOTT

TO
JOHNNY I. WOODS

H 23552

IDENTIF. REFERENCE

DEC 29 3 36 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

12/29/82

3982

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

RECEIVED OF BOOK 5984 PAGE 344

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

[illegible] 3- 00
74.36 00 TX
.60 PRFEE
0.00 MISC
CHECK 30.96-
[illegible] .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 23552

IDENTIF. REFERENCE

DEC 29 3 36 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 918268