ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Robbie D. Maupin	Community Federal S. and L. Assoc.	51-10-12
(NAME) 1301 South Graycroft	(NAME) 2701 Jefferson Street	Field Book Number
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tennessee 37115	(STREET ADDRESS) Nashville, Tennessee 37208	11D-18405
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6053 PAGE 309

For and in consideration of the sum of Ten and No/100 ---------- ($10.00) ---------- DOLLARS

and other good and valuable consideration, paid to Ron L. Donaldson, Sr., a single man, hereafter Grantor by Robbie D. Maupin, a single woman, hereafter Grantee, receipt of which is hereby acknowledged, the said Grantor

have bargained and sold, and by these presents do transfer and convey unto the said Robbie D. Maupin, a single woman,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Oakland Acres, Section 3, as of record in Book 2133, page 34, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING on the southeasterly margin of Graycroft Avenue at the corner of Lot No. 28 and a tract marked "reserved", thence with the line between two lots southeasterly 184.9 feet; thence north 35°10' east 190 feet to the southwesterly margin of Freda Villa; thence with the same, north 54°53' West 176.1 feet to the beginning of a curve thence around said curve having a radius of 25 feet, southwesterly 39.3 feet to the southeasterly margin of Graycroft Avenue; thence with the same southwesterly 195.8 feet to the beginning.

Being the same property conveyed to Ron L. Donaldson, Sr., by deed from Anne Rankin Bradley Bracy Simmons and Billy Joy Bradley Flynn of record in Book 5936, page 166, Register's Office for Davidson County, Tennessee as re-recorded in Book 5996, page 971, said Register's Office.

unimproved ( )
This is improved ( ) property, known as 1301 South Graycroft (House Number) (Street)
Madison, Tennessee 37115
(P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of laid, 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.

Whenever 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 4th day of May, 19 83.

Ron L. Donaldson, Sr.

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Maggie Knowles Cannon, a Notary Public in and for said County and State, the within named Ron L. Donaldson, Sr., a single man

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of May, 19 83.

My commission expires 4-19-87 Notary Public Maggie Knowles Cannon

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 57500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Carolyn Chamberlain

Sworn to and subscribed before me
this 4th day of May, 19 83.

My commission expires 4-19-87 Notary Public Maggie Knowles Cannon

This instrument was prepared by:
ATTORNEY AVON N. WILLIAMS, JR., WILLIAMS AND DINKINS, ATTORNEYS-AT-LAW, 203 Second Avenue North, Nashville, Tennessee 37201
Name Address

RUSH

WARRANTY DEED

FROM
Ron L. Donaldson, Sr.

TO
Robbie D. Maupin

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

DAVIDSON COUNTY, TN
FILED
MAY 9 11 45 AM '83
REGISTER

IDENTIF. REFERENCE

H 4 6 6 4 9

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 6053 PAGE 311

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 6 6 4 9

IDENTIF. REFERENCE

MAY 9 11 41 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 947616