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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 $ 50,963.00

Nancy S. Spain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May, 1983

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

NOTARY PUBLIC

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201
NAME ADDRESS

THIS INSTRUMENT WAS PREPARED BY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arthur Dale Spain (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	Map 32-13
4200 Winterbrook Road (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 14
Nashville Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	10D-2987

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, RADNOR HOMES, INCORPORATED, A DELAWARE CORPORATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ARTHUR DALE SPAIN AND WIFE, NANCY S. SPAIN

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. 20 on the Plan of Timbertrail Subdivision, Section 1, as of record in Book 5200, page 205, said Register's Office.

Said Lot No. 20 fronts 35.8 feet on the southwesterly side of Winterbrook Road and runs back 120.0 feet on the east lot line and 202.1 feet on the northwesterly line which is a broken line to a line in the rear measuring 171.0 feet thereon.

Being part of the same property conveyed to Radnor Homes, Incorporated, a Delaware Corporation by deed from Radnor/Nashville Corporation of record in Book 5541, page 697, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 4200 Winterbrook Road, 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 my hand this 5th day of May, 1983

RADNOR HOMES, INCORPORATED

By: Edsel Charles
Edsel Charles, General MANAGER
and Assistant Vice President

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Edsel Charles and _____ with whom I am personally acquainted and who upon (his oath) ~~(this oath)~~ acknowledged (himself) ~~(herself)~~ to be the General Manager & Assistant Vice President and _____ respectively of the Radnor Homes Incorporated the within named bargainor, a corporation, and that (he) ~~(she)~~ as such General Manager & Assistant Vice President 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 Edsel Charles as such General Manager & Assistant Vice President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 5th day of May, 19 83

My commission expires My Commission Expires JANUARY 22, 1984

Jane Thomas
Notary Public

THOMAS NOTARY PUBLIC

WARRANTY DEED

FROM

Radnor Homes, Incorporated

a Delaware Corporation

TO

Arthur Dale Spain and wife,

Nancy S. Spain

H 46945

IDENTIF. REFERENCE

MAY 10 2 27 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6054 PAGE 158

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

50963.00- CO
132.60 CO TX
.50 PRFEE
6.00 MDEED
CHECK 139.10-
6433A05/10/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 4 6 9 4 5.

IDENTIF. REFERENCE

MAY 10 2 27 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 947959