FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF July 1983.

Notary Public

MY COMMISSION EXPIRES: 4-14-87

(AFFIX SEAL)

BOOK 6039 PAGE 744

THIS INSTRUMENT WAS PREPARED BY

WALT, DYER AND JAMES, ATTYS. SUITE C-301 2002 RICHARD JONES RD. NASH. TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jerome B. Kuenster (NAME)	Leader Federal Savings & Loan Assoc. (NAME)	2D-68250
104 Downwind Ct. (STREET ADDRESS OR ROUTE NUMBER)	P.O. 2926 (STREET ADDRESS)	Map 136-14
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 37215 (CITY) (STATE) (ZIP)	Parcel 109

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, Sidney D. Baldwin etux, Patricia M. Baldwin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jerome B. Kuenster etux, Susan K. Kuenster

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 Lot No. 32, Harbour Town Village, Section Two, of record in Book 4675, page 146, Register's Office for said County.

Said Lot No. 32 fronts 74.79 feet on the northerly margin of Downwind Court and extends back 151.8 feet on its westerly line and 133.39 feet on its easterly line to a line in the rear measuring 123.27 feet thereon.

Being the same property conveyed to Grantors by deed from Sidney D. Baldwin and wife, Patricia M. Baldwin, by deed from Paul D. Billingham and wife, Deborah W. Billingham, of record in Book 5698, page 217, said Register's Office of Davidson County.

6201 3

IDENTIF. REFERENCE

Jul 22 8 05 AM '83

FELIX Z. WILSON II, REGISTER DAVIDSON COUNTY, TN

07/22 201.50- CHECK

3703

This is improved ( ) unimproved ( ) property, known as 104 Downwind Ct. Nashville, TN 37217
(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 18th day of July, 1983

Sidney D. Baldwin

Sidney D. Baldwin

Patricia M. Baldwin

Patricia M. Baldwin

[redacted]

STATE OF TENNESSEE
Davidson County

BOOK 6099 PAGE 745

Personally appeared before me, Joe Thomas Perkins, a Notary Public in and for said County and State, the within named Sidney D. Baldwin

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 12 day of July 19 86

Commission expires April 28, 1986

Joe Thomas Perkins
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

Feb Mtg

WARRANTY DEED

FROM

Sidney D. Baldwin etux, Patricia M.

TO

Jerome B. Kuenster etux, Susan K.

PREPARED BY:

WALT, DYER & JAMES, Attorneys
Suite C-301
2002 Richard Jones Road
Nashville, TN 37215

Phone: (615) 297-0925

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 6099 PAGE 746

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			75000.00- CO	
			195.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 201.50-	
			3783A07/22/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6 2 0 1 3

IDENTIF. REFERENCE

JUL 22 8 55 AM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 965461