FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 8,855.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1 DAY OF September 1983

Notary Public

MY COMMISSION EXPIRES: Oct. 19, 1986

(AFFIX SEAL)

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Mail

THIS INSTRUMENT WAS PREPARED BY

Robert E. L. Sutton Attorney At Law 162 Fourth Ave. No. Nash. Tn. 37219

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip M. Denning, et ux	Metropolitan Fed. Sav. & Loan	Map 91-10
(NAME) RT 2 Box 32B Clochanclitte Pk	(NAME)	
~~712 Hite St.~~	230 Fourth Ave. No.	Par 114
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37209	Nashville, Tenn. 37219	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Leslie Wayne Martin and wife, Pamela Joyce Martin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phillip M. Denning and wife, Deborah L. Denning

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. 121 of Section 2, Urbandale, as of record in Book 1835, page 82, Register's Office for Davidson County, Tennessee.

Said Lot No. 121 fronts 48.95 feet on the easterly side of Hite Street and extends back 138.7 feet on the northerly line and 154.1 feet on the southerly line to a dead line measuring 58.51 feet thereon.

Being the same property conveyed to Leslie Wayne Martin and wife, Pamela Joyce Martin by deed from Wesley E. Kelley and wife, Patricia M. Kelley of record in Book 4873 page 280, 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 Grantees herein.

As Part of the above consideration, the Grantees herein, assumed and agree to pay the unpaid balance owing on a certain note, executed by and assumed by the Grantors herein to Dobson and Johnson in the original Principal amount of $11,000.00 of record in Book 4649, page 567, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 712 Hite Street (House Number) (Street) Nashville, Tennessee (P. O. Address) Nashville, Tenn (City or Town) 37209 (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 1st day of September, 19 83

Leslie W. Martin
Leslie Wayne Martin

Pamela Joyce Martin
Pamela Joyce Martin

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Robert E. L. Sutton, a Notary Public in and for said County and State, the within named Leslie Wayne Martin and Wife, Pamela Joyce Martin

the bargainor S, 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 1st day of September, 1983

Commission expires October 19, 1986

Robert E. L. Sutton
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

4386 09/01 32.24- CHECK

WARRANTY DEED

FROM

Leslie Wayne Martin and Wife,
Pamela Joyce Martin

TO

~~Phillip M. Denning and wife~~

Deborah L. Denning

H 7 1 0 3 3

IDENTIF. REFERENCE

Sep 1 3 11 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 6128 PAGE 186

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

9855.00- CO
25.74 CO TX
.50 PRFEE
6.00 WDEED
CHECK 32.24-
4386A09/01/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7: 1: 0 3 3

IDENTIF. REFERENCE

SEP 1 3 11 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 975775