FORM NO. WD-1

BOOK 6148 PAGE 816

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,284.20

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF September 19 83

Notary Public

MY COMMISSION EXPIRES: 10-19-86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Allen K. Luffman, et ux. (NAME)	Same (NAME)	119-13
406 McIver Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	262
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DA-37277

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, Jimmy W. Spruill and Carole P. Spruill

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Allen K. Luffman and wife, Jo Ann Luffman

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. 10 and the westerly half of Lot No. 9 on the Map of Patterson's Subdivision of Maple Hill, as of record in Book 332, page 75, Register's Office for said County.

Said Lot No. 10 and part of Lot No. 9 front together 75 feet on the northerly side of McIver Street and run back between parallel lines, 155 feet to an alley.

Being the same property conveyed to Jimmy W. Spruill and wife, Carol P. Spruill by installment deed from T. H. Koger and wife, Marie H. Koger, of record in Book 5854, page 304, Register's Office for Davidson County, Tennessee.

Grantees herein agrees to assume an indebtedness evidenced by Installment Deed of record in Book 5854, page 304, Register's Office for Davidson County, Tennessee, which secures a debt in the original principal amount of $30,00.00.

H 7 7 4 3 7.

IDENTIF. REFERENCE

SEP 30 3 15 PM '83

FEE $ [illegible] REGISTER
DAVIDSON COUNTY, TN

CHECK

This is unimproved ( ) improved (XX) property, known as 406 McIver 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 hand s this 14th day of September, 19 83

JIMMY W. SPRUILL: Jimmy W. Spruill

CAROLE P. SPRUILL: Carole P. Spruill by Edith Morton
Attorney in Fact

[redacted]

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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 Jimmy W. Spruill and Carole P. Spruill, by Eddie Montgomery, as attorney in fact for Carole P. Spruill 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 14th day of September 1983.

Commission expires 10-19-86

Cheryl Lynn Garner
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

WARRANTY DEED

FROM

Jimmy W. Spruill and Carole P. Spruill

TO

Allen K. Luffman and wife, Jo Ann Luffman

PREPARED BY:

BUCK, BAKER, BAKER & BRAMLETT
618 US Bank Building
Nashville, Tennessee 37219-2180

Phone: (615) 244-8100

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 6148 PAGE 818

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
			36284.20- CAMT.	
			94.38 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	100.88-
1897A	09/30/83		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7 7 4 3 7

IDENTIF. REFERENCE

Sep 30 3 15 PM '83

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 983057