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STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ $52,721.11

Gary P. Spahr
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF November, 1983

Notary Public

MY COMMISSION EXPIRES: 3/24/87

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary P. Spahr (NAME)	Commerce Union Bank (NAME)	10D-02975
4213 Winterbrook Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 2546 (STREET ADDRESS)	32-13
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	35

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, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary P. Spahr and wife, Ellen B. Spahr

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. 149 on the Plan of Timbertrail, Subdivision, Section 2, of record in Book 5200, page 333, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said lot.

BEING part of the same proeprty conveyed to Radnor Homes, Inc., by deed from Radnor Nashville Corporation, of recordin Book 6078, page 127, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 5740, page 74, said Register's Office, and all existing easements and setback lines of record.

IT IS UNDERSTOOD AND AGREED that as apart of the consideration of this transfer is the assumption of a certain Deed of Trust of record in Book 6143, page 88, said Register's Office, which the grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the grantees herein.

H 8 5 5 1 6

IDENTIF. REFERENCE

Nov 9 10 36 AM '83

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN

RUSH

This is unimproved ( ) improved (X) property, known as 4313 Winterbrook Road, Nashville, TN 37207
(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 2nd day of November, 19 83

RADNOR HOMES, INC.

BY: A. Peter Potier, Assistant Secretary

OFFICIAL RECEIPT

STATE OF TENNESSEE }

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 }
County od Davidson }

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Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared A. Peter Potier and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the Assistant Secretary and _____ respectively of the Radnor Homes, Inc. the within named bargainor, a corporation, and that (he / they) as such Assistant Secretary 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 A. Peter Potier as such Assistant Secretary, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at Nashville, TN on this the 2nd day of November, 19 83.

My commission expires 7/21/85

_____
Notary Public

WARRANTY DEED

FROM
Radnor Homes, Inc.

TO
Gary T. Spahr, and wife,

Ellen B. Spahr

Return to:
LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

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

RECEIVED OF _____

FOR _____

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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

52721.11- CAMT.
137.02 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 143.52-
1545A11/09/63 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H85516

IDENTIF. REFERENCE

Nov 9 10 36 AM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 992405