FILE BOX 4

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,462.71

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December 1983.

Notary Public

MY COMMISSION EXPIRES: 4/22/84

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY

Foley & Weiss, Attorneys Suite 500 One Church Street Bldg. Nashville, TN 37201

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martin S. Komisar (NAME)	Wachovia Mortgage Company (NAME)	69-4-158
8044 Regency Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 3174 (STREET ADDRESS)	13DA-45440
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Winston-Salem, North Carolina 27102 (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, Robert L. Williams, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Martin S. Komisar and wife, Frada M. Komisar

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. 154 on the Plan of Haynes Park Subdivision, Section 2, as of record in Book 4460, page 51, Register's Office for Davidson County, Tennessee.

Said Lot No. 154 fronts 83.82 feet on the southerly side of East Fairview Drive and runs back between lines, 120.65 feet on the easterly side and 120.65 feet on the westerly side, to a line at the rear on which it measures 83.63 feet thereon.

Being the same property conveyed to Robert L. Williams and wife, Florene W. Williams, by deed from W. L. Bainbridge Company of record in Book 4686, page 648 and agreed order of divorce entered in the 2nd Circuit Court for Davidson County, Tennessee of record in Minute Book 125A, page 368 and recorded in said Register's Office and recorded simultaneously herewith.

This conveyance is subject to any and all restrictions and easements of record.

As part of the above consideration, the Grantees herein, assume and agree to pay the unpaid balance owing on a certain note executed by the Grantor herein to Noel Palmer Mortgage Company in the original principal amount of $20,200.00 of record in Book 4686, page 650, Register's Office for Davidson County, Tennessee, assigned to Wachovia Mortgage Company.

CHECK

This is improved (X) unimproved ( ) property, known as 145 East Fairview Drive, Nashville, TN 37218
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

12/29 50.00 -

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 29th day of December, 19 83

Robert L. Williams

2711

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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 Robert L. Williams

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 29th day of December 1983

Commission expires 4/22/84

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
Robert L. Williams

TO
Martin S. Komisar and wife,
Frada M. Komisar

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

H 94531

IDENTIF. REFERENCE

Dec 29 2 25 PM '83

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN

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

17462.71- CAPT.
45.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 52.01-
2711A12/29/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H94531

IDENTIF. REFERENCE

DEC 29 2 25 PM '83

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 3233