File 46

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS:
JIM BEUERLEIN AND WALLACE J. HUTCHERSON (NAME)	SECURITY FEDERAL SAVINGS & LOAN (NAME)	91-2-317 FIELD BOOK 12-W-23080
Suite 800 Nashville City Bank (STREET ADDRESS OR ROUTE NUMBER)	4235 HILLSBORO ROAD (STREET ADDRESS)	BOOK 6211 PAGE 914
Nashville, Tennessee (CITY) (STATE) (ZIP CODE)	NASHVILLE, TENNESSEE 37215 (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of ----------($10.00)----------
---------- TEN and NO/100 ---------- DOLLARS

Cash in hand paid by JIM BEUERLEIN AND WALLACE J. HUTCHERSON and other good and valuable consideration, the receipt of which is hereby acknowledged.

STEPHEN ROSS SHULMAN AND WIFE MARIE C. SHULMAN
have bargained and sold, and by these presents do transfer and convey unto the said
JIM BEUERLEIN AND WALLACE J. HUTCHERSON

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Certain parcels of real estate situated in DAVIDSON COUNTY, TENNESSEE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lots No. 1418 and 1420 of Block No. 46, Plan No. 2, West Nashville, of record in Book 57, page 172, said Register's Office.

Said Lots No. 1418 and 1420 front together 50 feet on the southerly side of California Avenue and extend back between parallel lines 150 feet to an alley.

Being the same property conveyed to Stephen Ross Shulman and wife, Marie C. Shulman, by deed from Wilbert Manning, and wife, Barbara J. Manning, of record in Book 5414, page 908, said Register's Office.

H 9 6 7 4 8

IDENTIF. REFERENCE

JAN 11 8 49 AM '84

FELIX Z. WILLIAMS REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 5509 California Avenue
(House Number) (Street)

Nashville Tennessee
(P.O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, which 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.

Whenever 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 22nd day of December, 19 83.

Stephen Ross Shulman
STEPHEN ROSS SHULMAN

Marie C. Shulman
MARIE C. SHULMAN

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Stephen Ross Shulman and Marie C. Shulman

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at _____, this 22nd day of December, 19 83.

My commission expires 1-22-84 Notary Public Wanda Tults

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____ a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in _____ this _____ day of _____, 19 __.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 34,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me this 22nd day of December, 19 83.

My commission expires 1-22-84 Notary Public Wanda Tults

This instrument was prepared by:

John M. Jordan, Attorney, 4235 Hillsboro Road, Nashville, Tennessee 37215
Name Address

5308 01/11 $4.90- CHECK

WARRANTY DEED

FROM Stephen Ross Shulman, etux

TO Jim Beuerlein and Wallace J. Hutcherson

UNION TITLE COMPANY, INC.
4235 Hillsboro Road
P.O. Box 158116
Nashville, Tennessee 37215-8116

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
			34000.00- CAMT.	
			68.40 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	94.30-
5308A01/11/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 6 7 4 8

IDENTIF. REFERENCE

JAN 11 8 49 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 5753