THIS INSTRUMENT PREPARED BY: Vicky V. Klein, Attorney
907 Two Mile Parkway, Building E
Goodlettsville, TN 37072

BOOK 6277 PAGE 448

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
RICHARD A. NICHOLS, ET UX	SOUTHEAST MORTGAGE COMPANY	Map 150-5
(NAME)	(NAME)	
436 Owendale Drive	P. O. Box 026058	Parcel 50
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37217	Miami, FL 33102	2D 39228
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of .....TEN AND NO/100.....
.....($10.00)..... *Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the Grantees assuming a certain unpaid indebtedness of record in Book , page , Register's Office for Davidson County, Tenenssee, which Grantees promise to pay and agree to hold Grantors harmless therefrom,

KEITH QUALLS AND WIFE, REBECCA H. QUALLS, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said
RICHARD A. NICHOLS AND WIFE, BETTYE J. NICHOLS, hereinafter referred to as
Grantees, their ..... *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 208 on the plan of Section II, Cherry Hills, of record in Book 3700, page 143, Register's Office for said County, described as follows:

Said Lot No. 208 fronts 81.28 feet on the easterly margin of Owendale Drive and extends back 141.82 feet on the northerly line and 142.0 feet on the southerly line to a dead line in the rear, measuring 78.15 feet thereon.

Being the same property conveyed to Keith Qualls and wife, Rebecca H. Qualls, by deed from Jackson L. Ridgely and wife, Kazuyo Ridgely, of record in Book 5515, page 677, Register's Office for Davidson County, Tennessee.

[illegible] NOTARY PUBLIC
[illegible] COUNTY, CALIFORNIA
[illegible]
My Commission Expires April 23, 1985

STATE OF TENNESSEE, CALIFORNIA:
COUNTY OF DAVIDSON
The actual consideration or value whichever is greater for this transfer is $64,287.63
Subscribed and sworn to before me, this the 17 day of April 1984
Affiant
My commission expires 4/23/86 (Affix Seal)
Notary Public

This is improved (X) unimproved ( ) property, known as 436 Owendale Drive, Nashville, TN 37217
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said
Grantees,
their ..... *(successors), heirs and assigns forever* we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our ..... *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees,
their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands *this* 21st *day of* April, 1984, *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Keith Qualls
Rebecca H. Qualls

Richard A. Nichols
Bettye J. Nichols

84/25 173.00

1164

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

. Personally appeared before me, ...the..undersigned..... , a Notary Public in and for said County and State, ...KEITH.QUALLS.AND.WIFE,..REBECCA.H...QUALLS.....
.....
.....
the within named 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 Goodlettsville Tennessee, this 21st day of April, 19 84.

Carolyn F. Watkins Notary Public

Commission expires 4/21/85

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... , a Notary Public of the State and County aforesaid, personally appeared ..... , with whom I am personally acquainted, and who, upon oath, acknowledged ..... self to be ..... of the ..... the within named bargainor, a corporation, and that ..... he as such ..... , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as .....

Witness my hand and seal, at office in ..... , this ..... day of ..... , 19 ..... .

..... Notary Public

Commission expires .....

STATE OF CALIFORNIA:
COUNTY OF Los Angeles:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RICHARD A. NICHOLS AND WIFE, BETTYE J. NICHOLS, the within named 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 Glendale, California, this 17 day of April, 1984.

M. Lucille Risk
NOTARY PUBLIC

My commission expires: 4/23/86

OFFICIAL SEAL
M. LUCILLE RISK
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Exp. Apr. 23, 1986

WARRANTY DEED
FROM
KEITH QUALLS, ET UX
TO
RICHARD A. NICHOLS, ET UX

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

IDENTIF. REFERENCE

APR 25 9 26 AM '84

11765

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

RECEIVED OF _____

FOR _____

BOOK 6277 PAGE 450

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
			64287.63- CAMT.	
			167.13 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	173.63-
1184A04/25/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 7 6 5 1

IDENTIF. REFERENCE

APR 25 9 26 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 30858