ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
CHARLES DIXON (NAME)	KISLAK MORTGAGE COMPANY (NAME)	105-5
901 Clayton Ave (STREET ADDRESS OR ROUTE NUMBER)		35
Nashville, Tn. 37204 (CITY) (STATE) (ZIP CODE)	Miami Florida (STREET ADDRESS) (CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 6279 PAGE 84

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,

WILLIAM DOBBINS, HEREINAFTER NAMED THE GRANTOR, A SINGLE PERSON

have bargained and sold, and by these presents do transfer and convey unto the said CHARLES H. DIXON AND WIFE, VIOLA E. DIXON

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 2 ON THE PLAN OF EDGEHILL ESTATES, SECTION 3, AS OF RECORD IN BOOK 4350, PAGE 26, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM DOBBINS BY DEED FROM NATIONAL BUILDING CORPORATION, AS OF RECORDIN BOOK 4493, PAGE 571, SAID REGISTER'S OFFICE.

THE GRANTEES HEREIN ASSUME AND PROMISE TO PAY AN OBLIGATION EVIDENCED BY AN INSTRUMENT OF RECORD IN FAVOR OF KISLAK MORTGAGE COMPANY, SAID REGISTER'S OFFICE.

THE ESCROW ACCOUNT AS IT RELATES TO THIS PROPERTY IS HEREBY TRANSFERRED TO THE GRANTEES AS IS THE HAZARD INSURANCE.

RUSH

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

APR 26 1 20 PM '84

IDENTIF. REFERENCE

11810 3

unimproved ( )
This is improved (X) property, known as 1312 15th Ave S.
(House Number) (Street)

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

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.

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 24th day of APRIL, 19 84.

X William Dobbins
WILLIAM DOBBINS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6279 PAGE 85

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named WILLIAM DOBBINS

the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that HE executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, TN., this 25TH day of APRIL, 19 84

My commission expires 10-19-86 Notary Public

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, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said and attesting the same by the said .

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

Commission expires Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 22300.
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF April 1984
Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 22300.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me
this day of , 19

My commission expires Notary Public

This instrument was prepared by:

WILLIAM G. TRABER, ATTORNEY, 107 DONELSON PIKE, NASHVILLE, TN. 37214T
Name Address

1723 06/26 64.43- CASH

WARRANTY DEED

FROM WILLIAM DOBBINS

TO CHARLES DIXON ET UX

Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

[redacted]

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

RECEIVED OF _____

FOR _____

BOOK 6279 PAGE 86

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
			22300.00- CAMT.	
			57.95 CSTAX	
			.50 PRFEE	
			6.00 ADEED	
			CASH	64.45-
1723A04/26/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11:81 03.
T.
IDENTIF. REFERENCE
APR 26 1 20 PM '84
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 31385