#550109-0

FORM NO. WD-1

BOOK 5284 PAGE 890

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 93,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF MAY 19 84.

Notary Public

MY COMMISSION EXPIRES: Jan. 13, 1987

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
STEVEN R. MAGEE, et ux (NAME)	FIDELITY FEDERAL SAVINGS AND LOAN (NAME)	141-82
209 Silver Leaf Terrace (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	9D-77322
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

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, ALLEN EARPS BUILDERS, INC.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVEN R. MAGEE and wife, RITA GAYE MAGEE,

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. 209 on the Plan of Rolling River Estates, Phase VIII, as of record in Book 5800, page 148, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

BEING part of the same property conveyed to Allen Earps Builders, Inc., by deed from Metropolitan Federal Savings and Loan Association as of record in Book 6057, page 323, said Register's Office.

11786

IDENTIF. REFERENCE

MAY 3 2 24 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 209 Silver Leaf Terrace, Nashville, TN 37221
(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 May, 19 84

ALLEN EARPS BUILDERS, INC.

By: Allen Earps Pres.

President

05/ 3679

STATE OF TENNESSEE
Davidson County

BOOK 6284 PAGE 831

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
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Allen Earps and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the President and _____ respectively of the Allen Earps Builders, Inc. the within named bargainor, a corporation, and that (he) as such President 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 Allen Earps as such President, 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 May, 19 84.

My commission expires 1-19-88

_____
Notary Public

WARRANTY DEED

FROM
Allen Earps Builders, Inc.

TO
Steven R. Magee and Rita Gaye Magee

PREPARED BY:
SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: 259-3666

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 6284 PAGE 892

FOR

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
			93500.00- CAMT.	
			243.10 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	249.60-
			3679A05/03/84 CAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11:97:86

IDENTIF. REFERENCE

MAY 3 2 24 PM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 33284