FORM NO. WD-1

6295 701

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 61,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 18th DAY OF May 19 84.

Notary Public

MY COMMISSION EXPIRES: 10-22-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
CHARLES F. BROWN JR. 419 Welshwood Ave. P.O. Box 110599 Nashville, Tn. 37211
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS
Ronnie Dunlap (NAME)	Engel Mortgage Co., Inc. (NAME)	Map-108-16
1020 Pleasant View Dr. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	Parcel-183
Nashville, TN 37214 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35201 (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, First Realty Group, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronnie Dunlap, Unmarried

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:

BEING Lot No. 11B, Zone Lot Division, Lots, 10, 11, 12, 14, 24, 26, and 34, Section One, of Percy Priest Woods, of record in Plat Book 5200, Page 652, and amending Plat Book 5200, Page 462, Register's Office for Davidson County. Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to First Realty Group, Inc. by deed from David P. Newman, of record in Book 6202, Page 221, Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of record in Plat Book 5200, Page 652, Book 6097, Page 11, Book 6020,Page 270, and Book 5984, Page 865, Register's Office for said County.

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

This conveyance is subject to a Deed Trust executed by David P. Newman and wife Marilyn H. Newman, to Michael L. Padalino, Trustee, for Engel Mortgage Company, Inc., dated November 18, 1983, and filed for record on November 22, 1983 in Book 6180, Page 56, Register's Office for said County, with a present unpaid balance of $49,934.67 which the grantees herein hereby assume and agree to pay. The escrow account in connection with said loan is hereby transferred to the grantees.

This is unimproved ( ) improved (X) property, known as 1020 Pleasant View Drive Nashville, TN 37214
(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 18th day of May, 19 84

BY: Sec. Treasurer
First Realty Group, Inc.

STATE OF TENNESSEE
Davidson County

BOOK 5295 PAGE 702

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 Jerry Kemp and _____ with whom I am personally acquainted and who upon (his oath) (~~their several oaths~~) acknowledged (himself) (~~themselves~~) to be the Sec. Treasurer and _____ respectively of the First Realty Group, Inc. the within named bargainor, a corporation, and that (he) as such Sec. Treasurer and _____ (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Jerry Kemp as such Sec. Treasurer, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 18th day of May, 19 84.

My commission expires 10 20 85

Patina Ann Brooks
Notary Public

WARRANTY DEED

FROM
First Realty Group, Inc.

TO
Ronnie Dunlap

CHARLES F. BROWN, JR.
ATTORNEY AT LAW
419 WELSHWOOD AVE.
P.O. BOX 110599
NASHVILLE, TENNESSEE 37211
333-0756

RUSH

MAIL ENV.

RECEIVED FOR RECORD
May 21 3 04 PM 84

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6295 PAGE 703

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

61000.00- CAMT.
156.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 165.10-
7878A05/21/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIFICATION

MAY 21 8 [illegible] AM '84

No.0037354