FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

380,000.00 Marjorie C Karrels
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF June, 19 84

Notary Public

MY COMMISSION EXPIRES: 7/10/[illegible]

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
Bone and Crawford, P. C., Suite 900, 2100 West End Avenue, Nashville, TN 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Edward W. Karrels (NAME)	Third National Mortgage Company (NAME)	144-1-007
1307 Chickering Lane (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 2628 (STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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 American National Bank of Nashville, as executor and trustee of the Estate of Lellie Bell Dyer, deceased, with full power to sell and convey without joinder of any beneficiary
HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward W. Karrels and wife, Marjorie C. Karrels

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 the City of Belle Meade, in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being the southerly 70 feet of Lot No. 3 and the northerly 180 feet front and 167 feet rear of Lot No. 4 on the unrecorded plan of Edwin Warner's Subdivision of parts of Belle Meade and Page Land, described according to a survey made by W. B. Southgate Surveyor, August _____, 1935, as follows:

Beginning on the westerly margin of the Belle Meade Pike, formerly Chickering Road, at a point 250 feet north of the northeast corner of Lot No. 5 conveyed to Einer Neilson and wife by deed from Edwin Warner and wife, of record in Book 981, page 454, Register's Office for said County; thence with the westerly margin of said Pike northwardly 250 feet; thence north 80° west 538 feet, more or less, to the easterly line of property conveyed to Beulah Leech Mayhew by deed from Edwin Warner and wife, of record in Book 986, page 209, said Register's Office; thence with said Mayhew's line, south 10° west 237 feet; thence eastwardly 525 feet, more or less, to the beginning.

Being the same property conveyed to Harry B. Dyer by deed from Hayes Street Company of record in Book 3812, page 715, Register's Office for Davidson County, Tennessee. The said Harry B. Dyer having since died testate of record in Will Book 126, page 344, Probate Court Clerk's Office for Davidson County, Tennessee. The said Harry B. Dyer having since devised by Will to his wife, Lellie Bell Dyer, all his right title, and interest in the above described property. The said Lellie Bell Dyer having since died testate of record in Will Book 128, page 340, Probate Court Clerk's Office for Davidson County, Tennessee, and having appointed under said Will, First American National Bank of Nashville, as Trustee, with full power to sell and convey without joinder of any beneficiary.

*

This is unimproved ( ) improved (XX) property, known as 1307 Chickering Lane (House Number) (Street) Nashville, TN (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 22nd day of June, 19 84

First American National Bank of Nashville, executor and trustee of the estate of Lellie Bell Dyer.

David Rogers, Assistant Vice President

STATE OF TENNESSEE
Davidson County

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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 David P. Rogers and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the assistant vice president and _____ respectively of the First American Bank of Nashville the within named bargainor, a corporation, and that (he) (they) as such assistant vice 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 David P. Rogers as such Assistant Vice President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 22nd day of June, 19 84

My commission expires 7/12/87

_____
Notary Public

WARRANTY DEED

FROM

TO

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

RUSH

I 3 1 3 3 8

IDENTIF. REFERENCE

JUN 25 10 53 AM 19

* First American Bank of Nashville, executes this instrument solely in its fiduciary capacity and not individually and the warranties herein by at it are limited to those warranties which it can and should make in its fiduciary capacity and not otherwise

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

380000.00- CAPT.
988.00 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 994.50-
7644A06/25/64 CHG .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31338

IDENTIF. REFERENCE

JUN 25 10 53 AM '84

DAVIDSON COUNTY, TN

No. 0046869

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