file 30

BOOK 6339 PAGE 54

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 50,000.00

Subscribed and sworn to before me, this the 11th day of July 19 84

Affiant

My commission expires: January 19, 1986 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
William R. Walters and Connie R. Hale	CITICORP HOMEOWNERS, INC.
1517 Dugger Drive (STREET ADDRESS)	670 Mason Ridge Center Drive (STREET ADDRESS)
Nashville, Tennessee 37206 (CITY STATE ZIP)	St. Louis MO 63141 (CITY STATE ZIP)
MAP NO. 72/16	PARCEL NO. 268

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, JOHNNY KUMMER, JR. and BARBARA KUMMER NICELY, being all the heirs of law of: JOHN KUMMER and wife, MATTIE LOU KUMMER

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO WILLIAM R. WALTERS and CONNIE R. HALE, both being unmarried

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Being Lot No. 48, on the Map of Dugger Heights, as of record in Book 1424, page 102, Register's Office for Davidson County, Tennessee.

Said Lot No. 48 fronts 70 feet on the east side of Dugger Drive and runs back between lines 210.2 feet on the north line and 210.5 feet on the south line to a dead line in the rear on which it measures 70 feet.

Being the same property conveyed to John Kummer and wife, Mattie Lou Kummer by deed from James A. Shaffer and wife, Ethel H. Shaffer, recorded in Bock 2446, page 7, Register's Office for said County. John Kummer and Mattie Lou Kummer now being deceased.

Marilyn Kummer, wife of Johnny Kummer, Jr., joins in this conveyance to release any interest she may have to the property.

James S. Nicely, husband of Barbara Kummer Nicely, joins in this conveyance to release any interest he may have to this property.

This conveyance is subject to taxes for the year 1984 and subsequent years.

I 3 6 5 5 2
IDENTIF. REFERENCE
JUL 17 10 21 AM '84
FELIX A. NELSON, REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 1517 Dugger Drive, Nashville, TN

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 our hand s this 11th day of June 19 84

Johnny Kummer, Jr.

Barbara Kummer Nicely

Marilyn Kummer

James S. Nicely

07/17 136.50- CHECK 4070

State of Tennessee
County of DAVIDSON

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On this 11th day of July, 19 84, before me personally appeared JOHNNY KUMMER, JR. and wife, MARILYN KUMMER and BARBARA KUMMER NICELY and husband, JAMES S. NICELY to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument; and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

January 19, 1986

Notary Public
Brent A. Campbell

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.

Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

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

500[illegible].00- CAMT.
130.00 CSTAX
.50 PRFEE
6.00 VDEED
CHECK 136.50-
4070A07/17/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1365552

IDENTIF. REFERENCE

JUL 17 10 21 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No.0053117