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FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,000.00

Richard J. Geer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16TH DAY OF JULY 19 84.

Christy Elkins Allen
Notary Public

MY COMMISSION EXPIRES: Nov 6 1987

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney
2210 Crestmoor Road - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard J. Geer (NAME)	Citizens and Southern Mortgage Company (NAME)	
3618 Bellwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.C. Box 4065 (STREET ADDRESS)	104-13-221
Nashville, TN. 37205 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA. 30302 (CITY) (STATE) (ZIP)	7DA-2495

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, John B. Black and wife, Susanne T. Black

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard J. Geer and wife, Tina S. Geer

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. 24, Block "B", on the plan of Bellwood, of record in Book 547, pages 149 and 150, Register's Office for said County.

SAID Lot No. 24 fronts 60 feet on the northerly margin of Bellwood Drive and extends back 126.80 feet on the easterly line and 129.46 feet on the westerly line to a dead line in the rear, measuring 75 feet thereon.

BEING the same property conveyed to John B. Black and wife, Susanne T. Black by deed from E. Ray Jenkins and wife, Geraldine W. Jenkins, of record in Book 4850, page 880, Register's Office for Davidson County, Tennessee.

I 7 3 6 8
IDENTIF. REFERENCE
JUL 19 1 20 PM '84
REGISTER DAVIDSON COUNTY, TN

CHECK ONE: This is improved (XX) property, known as 3618 Bellwood Avenue Nashville, TN. 37205 (House Number) (Street) (P. O. Address) (City or Town) (Postal Zip) unimproved ( )

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 our hands this 16TH day of JULY, 19 84

John B. Black

Susanne T. Black

07/19/84 5060

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John B. Black and wife, Susanne T. Black

the bargainor s*, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16TH day of JULY 1984.

Commission expires Nov 1, 1987

Notary Public

* or proved to me on the basis of satisfactory evidence

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

John B. Black

TO

Richard J. Geer

Return to: cg

WILKINS & ADAMS
ATTORNEYS AT LAW
2210 CRESTMOOR ROAD
NASHVILLE, TENNESSEE 37215

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	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

84000.00- CONT.
216.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 274.90-
5060A07/19/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.D. 7-3

REFERENCE

IDENTIF.

JUL 19 1 20 PM '84

REGISTER
DAVIDSON COUNTY, TN

No.0054081