FORM NO. WD-1

BOOK 6345 PAGE 761

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 114,995.54

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF June, 1984.

Notary Public

MY COMMISSION EXPIRES: 7-27-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Richard R. Hedgepath, 802 51st Avenue North, Nashville, TN 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel W. Ground and wife	same	Map 148-8
Mary E. Ground (NAME)	(NAME)	
4521 Xavier Dr.	same	Parc. 113
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (P. O. ZIP)	(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, Allen A. Akin, Jr. and wife, Joann Akin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel W. Ground and wife, Mary E. Ground

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. 89 on the plan of Oakwood Terrace, Section 2 as of record in Book 4460, pages 118 and 119, 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 Allen A. Akin, Jr. and wife, Joann Akin by deed from Ronald A. Kliever and wife, Deborah B. Kliever of record in Book 5429, p. 94, Register's Office of Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 4650, Page 995, and Book 4689, Page 376, Register's Office for said County.

This conveyance is subject to RIGHT OF WAY EASEMENT of record in Book 4859, Page 266, and corrected in Book 5428, Page 913, Register's Office for said County.

07/25'84 28.70- CHECK

5812

This is unimproved ( ) improved (X) property, known as 4521 Xavier Drive, Antioch, Tennessee
(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 our hands this 29th day of June, 1984

Allen A. Akin, Jr.

Joann Akin

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Allen H. Akin, Jr. and wife, Joann Akin

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 29th day of July 1957.

Commission expires 7-15-57

Notary Public

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

TO

RUSH

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

IDENTIF. REFERENCE

FILED & RECORDED
DAVIDSON COUNTY, TN
JUL 25 3 10 PM '57
REGISTER

I-3867

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
			46955.54- CAMT.	
			122.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 128.70-	
6812A	07/25/84		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I: 38715 T.
IDENTIFICATION REFERENCE
Jul 25 3 10 PM '84
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No.0055779