"THIS INSTRUMENT PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES"

WARRANTY DEED

This Instrument Prepared by:
Robert L. Callis
Attorney at Law
P.O. Box 726
Mt. Juliet, TN 37122-0726
(615) 758-5832

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ADDRESS OF NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP—PARCEL NUMBERS
Ronald I. Dye (NAME)	Ronald I. Dye (NAME)	Map- 95-1
206 Wilowen Drive (STREET ADDRESS OR ROUTE NUMBER)	206 Wilowen Drive (STREET ADDRESS)	Group-
Nashville, TN 37210 (CITY) (STATE) (ZIP)	Nashville, TN 37210 (CITY) (STATE) (ZIP)	Parcel- 63

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, MILDRED D. STOVALL and husband, B. D. STOVALL,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RONALD I. DYE and wife, JOYCE ANN DYE, as tenants by the entireties,

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. 31 on the Plan of Creekside Heights, as of record in Book 2663, Pages 114 and 115, Register's Office for said County.

Said Lot No. 31 fronts 87.0 feet on the northwesterly side of Wilowen Drive and extends back 435.60 feet on the northeasterly line and 310.75 feet on the southwesterly line, to a dead line in the rear, measuring 210.0 feet thereon.

Being the same property conveyed to Irving A. Dye and wife, Mildred D. Dye by deed of record in Book 4249, Page 943, Register's Office of Davidson County, Tennessee. The said Irving A. Dye died on November 6, 1981, and Mildred D. Dye having since remarried and being Mildred D. Stovall.

This conveyance is subject to the following:
(1). Setback lines, owners certificate, easements and other encumbrances contained in the Plan of Creekside Heights of record in Book 2663, Pages 114 and 115, Register's Office of Davidson County, Tennessee.
(2). Restrictive covenants for Creekside Heights of record in Book 1786, Page 621 and Book 2876, Page 599, and amended by instrument of record in Book 2879, Page 441, all in the Register's Office of Davidson County, Tennessee.
(3). A Tennessee Valley Authority transmission line easement of record in Book 1174, Page 220, Register's Office of Davidson County, Tennessee.
(4). A United States of America transmission line easement of record in Book 2199, Page 87, Register's Office of Davidson County, Tennessee.

This is ( ) unimproved (X) improved property, known as 206 Wilowen Drive, Nashville, TN 37210

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, successors, assigns 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.

POSSESSION TO BE GIVEN Date of Deed

EXECUTED ON THIS THE 19 DAY OF July, 19 84.

Mildred D. Stovall
MILDRED D. STOVALL

B. D. Stovall
B. D. STOVALL

08/02 CLT

STATE OF TENNESSEE, WILSON COUNTY

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Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Mildred D. Stovall and husband, B. D. Stovall

the within named bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Mt Juliet, Tennessee, this 19 day of July, 19 84.

Commission Expires: 6-12-85

Marilyn Sutherland
Notary Public

MARILYN SUTHERLAND NOTARY PUBLIC AT LARGE OF TENN.

STATE OF TENNESSEE, WILSON COUNTY

Before me, the undersigned authority of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of _____, the within name bargainor, a corporation, and that _____ as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____ self as _____.

WITNESS my hand and seal, at office at in _____, Tennessee, this _____ day of _____, 19_____.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM

MILDRED D. STOVALL and husband, B. D. STOVALL

TO

RONALD I. DYE and wife, JOYCE ANN DYE

RUSH

I 40629

IDENTIF. REFERENCE

AUG 2 2 28 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Robert L. Callis
Attorney at Law
P.O. Box 726
Mt. Juliet, TN 37122-0726

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 40,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Ronald I. Dye
Affiant

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

My Commission Expires: 6-12-85

Marilyn Sutherland
Notary Public

MARILYN SUTHERLAND NOTARY PUBLIC AT LARGE OF TENN.

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

40000.00- CAMT.
104.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 110.50-
9173A08/02/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 0 6 2 9

IDENTIF. REFERENCE

AUG 2 2 28 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.0058064