File 10 BOOK 5363 PAGE 777

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 59,876.68

Subscribed and sworn to before me, this the 17th day of August 19 84

My commission expires: November 1, 1987
(Affix Seal)

Affiant

Notary Public

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:
NORMA J. WALKER	SHEARSON/AMERICAN EXPRESS MORTGAGE CORP.
204 Mill Creek Court	1201 E. Highland Avenue, Suite D
STREET ADDRESS Antioch, Tennessee 37013	STREET ADDRESS San Bernardino, California 92404
CITY STATE ZIP	CITY STATE ZIP
MAP NO. 162-16	PARCEL NO. 10.00

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, GARY LEE ZULAUF and wife, JANIS SUE ZULAUF

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO NORMA J. WALKER

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 PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 19 on the plan of Bell Trace, Section 1, which is of record in Book 5210, page 36, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Gary Lee Zulauf and wife, Janis Sue Zulauf, by deed from Brent Valley Builders, Inc., of record in Book 5559, page 360, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1984 and subsequent years, easements and restrictions of record.

For and in consideration of Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, a part of which is the assumption of one certain trust deed dated January 23, 1980 and filed for record January 25, 1980 in the office of the recorder of deeds of Davidson County, Tennessee, in Book 5559, page 363, and note of even date thereby secured, in the original principal amount of $51,050.00 payable to Western Pacific Financial Corporation, which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The grantee further hereby assumes the obligations of Gary Lee Zulauf and wife, Janis Sue Zulauf under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

THIS IS _____ IMPROVED PROPERTY KNOWN AS 204 Mill Creek Court, Antioch, Tennessee 37013

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 17th day of August 19 84

Gary Lee Zulauf

Janis Sue Zulauf

State of Tennessee
County of Davidson

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On this 17th day of August, 19 84, before me personally appeared GARY LEE ZULAUF and wife, JANIS SUE ZULAUF 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:

November 1, 1987

Notary Public

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

I: 4: 2: 9 1

IDENTIF. REFERENCE

AUG 21 9 31 AM '84

FELIX Z. WILSON J.P. REGISTER
DAVIDSON COUNTY, TN

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

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RECEIVED OF _____

FOR _____

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

59876.66- CONT.
155.74 CSTAX
.50 PRFEE
6.08 MDEED
CHECK 162.24-
3700A08/21/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I: 4: 2: 9 I-

IDENTIF. REFERENCED

AUG 21 9 31 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0062433