FILE IN BOX #4

FORM NO. WD-1

#84-9-08

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,748.07.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF SEPTEMBER, 1984.

Notary Public

MY COMMISSION EXPIRES: 2/19/88.

(AFFIX SEAL)

BOOK 6376 PAGE 801

THIS INSTRUMENT WAS PREPARED BY

FOLEY & WEISS, ATTYS., Suite 500, One Church Street Building, Nashville, TN 37201

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EUN S. GABELMAN (NAME)	FIDELITY FEDERAL S & L ASSN. (NAME)	MAP 120-9
1334 Winthorne Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	PARCEL 160
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	#02DA-43834

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, CHARLES E. NICKLAS, JR., and wife, MICHELE B. NICKLAS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EUN S. GABELMAN, unmarried,

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. 5D-47 on the Plan of Glengary Park, Section 5-D, of record in Book 3600, Page 36, Register's Office for said County.

SAID Lot No. 5D-47 fronts 80.0 feet on the southeasterly side of Winthorne Drive and extends back 288.3 feet on the northeasterly line and 297.8 feet on the southwesterly line to a dead line in the rear, measuring 80.0 feet thereon.

BEING the same property conveyed to Charles E. Nicklas, Jr., and wife, Michele B. Nicklas, by Deed from G. Gary Coulter and wife, Teresa S. Coulter, of record in Book 5095, Page 342, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 3675, Page 278, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

AS part of the above consideration, the Grantee herein assumes and agrees to pay the unpaid balance owing on a certain Note executed by the Grantors herein to Fidelity Federal Savings & Loan Association, in the original principal amount of $34,750.00, of record in Book 5095, Page 344, Register's Office for Davidson County, Tennessee.

This is ( ) unimproved (XX) improved property, known as 1334 Winthorne Drive, Nashville, Tennessee 37217
(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 hand s this 5th day of September, 1984

CHARLES E. NICKLAS, JR. MICHELE B. NICKLAS

STATE OF TENNESSEE
Davidson County

BOOK 6370 PAGE 802

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CHARLES E. NICKLAS, JR., and wife, MICHELE B. NICKLAS,

the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of September, 1984.

Notary Public

Commission Expires 2/19/88

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____, a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
CHARLES E. NICKLAS, JR., ETUX

TO
EUN S. GABELMAN, unmarried

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

E H C

151.72-

I 4 8 2 0 8

IDENTIFICATION REFERENCE

SEP 7 12 30 PM '84

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

3580

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6376 PAGE 803

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

59748.07- CAMT.
155.22 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 161.72-
8580A09/07/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-48208

IDENTIFICATION

DEC 7 12 30 PM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0067157