THIS INSTRUMENT PREPARED BY: East End Title & Escrow, Inc.
907 Two Mile Parkway
Building E
Goodlettsville, TN 37072

BOOK 6394 PAGE 952

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
NANCY L. BIXLER	FIRST TENNESSEE BANK N.A.	MAP 72-16
(NAME) 1515 Corder Drive	(NAME) P.O. BOX 474	PARCEL 245
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn 37206	(STREET ADDRESS) MEMPHIS, TN 38101	15DA 37595
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ---------- ($10.00) *Dollars,* 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 [illegible] dated July 6, 1978, and filed for record July 10, 1978, in the officer of the Register of deeds of Davidson County, Tennessee, in Book 5308, page 811, and note of even date [illegible] the original principal amount of $29,000.00, payable to First Tennessee Bank, N.A., Memphis [illegible] debt the Grantee herein assumes and agrees to pay as part payment of the purchase price. The Grantee further hereby assumes the obligations of George William Smith and wife, Mary D. Smith, 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. DONALD W. McGEHEE AND WIFE, RUTH L. McGEHEE, AND DONALD TERRY McGEHEE, single, hereinafter referred to as Grantors, *have this day bargained and sold, and do hereby transfer and convey unto the said* NANCY L. BIXLER, single, hereinafter referred to as Grantee, her *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 21 on the Map of Dugger Heights, as of record in Book 1424, page 102, Register's Office for said County.

Said Lot No. 21 fronts 68 feet on the east side of Corder Drive and runs back between lines 175.5 feet on the north line and 174.3 feet on the south line to a dead line in the rear on which it measures 68.4 feet.

Being the same property conveyed to Donald W. McGehee and wife, Ruth L. McGehee (a 1/2 undivided interest) and Donald Terry McGehee (a 1/2 undivided interest) by deed from George William Smith and wife, Mary D. Smith, of record in Book 5632, page 38, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
The actual consideration or value whichever is greater, for this transfer is $ 43,343.57
Subscribed and sworn to before me, this the 1st day of October 19 84
Affiant Nancy L. Bixler
My commission expires 4/21/85 (Affix Seal) Notary Public Carolyn J. Waldrop

unimproved ( )
This is improved (X) property, known as 1515 Corder Drive, Nashville, TN 37206
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, her *(successors), heirs and assigns forever.* We covenant that we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* We further covenant and bind ourselves, our heirs and representatives, *to warrant and forever defend the title to said real estate to said* Grantee, her *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand this 28 day of September 19 84 *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

Donald Terry McGehee

Nancy L. Bixler

Donald W. McGehee

Ruth L. McGehee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Donald W. McGehee and wife, Ruth L. McGehee and Nancy L. Bixler, single, the within named bargainor S with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of October, 19 84.

Carolyn F. Waddey
Notary Public

Commission expires 4/21/85

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ..... self to be ..... of the ....., the within named bargainor, a corporation, and that ..... he 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 in ....., this ..... day of ..... 19 .....

..... Notary Public

Commission expires .....

STATE OF CALIFORNIA)
)
COUNTY OF Los Angeles)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DONALD TERRY McGEHEE, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Santa Monica, California, this the 28th day of September, 1984.

Linda Rose Shaffer
NOTARY PUBLIC

OFFICIAL SEAL
LINDA ROSE SHAFFER
Notary Public-California
LOS ANGELES COUNTY
My Comm. Exp. Mar. 13, 1987

My commission expires: 3-13-87

WARRANTY DEED

FROM
DONALD W. McGEHEE ET UX AND DONALD TERRY McGEHEE

TO
NANCY L. BIXLER

IDENTIF. REFERENCE

OCT 1 8 54 AM '84

DAVIDSON COUNTY, TN

I 5 3 8 2 3

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6394 PAGE 964

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			43343.57	CAM1.
			112.58	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 119.08-
			5442A10/03/84	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5 3 8 2 3

IDENTIF. REFERENCE

Oct 3 8 11 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0073832