THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
William L. Sovine et ux	First Southern Savings and Loan Association 4205 Hillsboro Road Nashville, TN 37215	113-113 9D-12120

WARRANTY DEED

BOOK 6437 PAGE 819

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Joseph E. Sullivan and wife, Lindsey Sullivan, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto William L. Sovine and wife, Phyllis S. Sovine, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows: To-Wit:

LAND in the 9th Civil District of Davidson County, Tennessee, and described according to a survey made by Ralph W. C. Lambert, Surveyor, as follows:

BEGINNING at a railroad spike in the centerline of Buffalo Road, said point being 9240 feet, more or less, north of Highway 70; thence with the center of said road, North 12 degrees East 85 feet to a nail, North 18 degrees East 150 feet to a nail; North 13 degrees East 300 feet to a nail; North 16 degrees East 100 feet to a railroad spike in said Road; thence leaving said Road, North 53 degrees West 538.2 feet to an iron pin in the boundary of DeMoss; thence with said DeMoss' boundary line, due South 400 feet to an old iron pin, a corner to Resha; thence along Resha's line, South 23 degrees East 577.4 feet to an iron pin; thence South 84 degrees East 25 feet to the point of beginning, containing 6 acres, more or less.

BEING the same property conveyed to Joseph E. Sullivan by deed from J. T. Pete Keller, a married man, and Deborah B. Jett, an unmarried woman, of record in Book 5967, page 751, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to First Southern Savings & Loan Association of record in Book 5967, page 754, Register's Office for Davidson County, Tennessee, and that the*see back

This is (~~an~~) improved property, known as 7708 Buffalo Road, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 30th day of November, 19 84.

Joseph E. Sullivan

Lindsey Sullivan

CHECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of November, 1984, before me personally appeared Joseph E. Sullivan and Lindsey Sullivan, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE LARGE

STATE OF TENNESSEE
COUNTY OF _____.

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

BOOK 6437 PAGE 820

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 145,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 30th day of November, 19 84.

My Commission Expires: 10-24-88

_____
Notary Public

*escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantee.

RECEIVED
DAVIDSON COUNTY, TN
REGISTER
Dec 3 11 08 AM '84

IDENTIFICATION REFERENCE

84 127419

WARRANTY DEED

from:
JOSEPH E. SULLIVAN ET UX

to:
WILLIAM L. SOVINE ET UX

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

dp

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6437 PAGE 821

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

145000.00- CAMT.
377.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 383.50-
1717A12/03/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 6 7 2 4 1

IDENTIF. REFERENCE

Dec 3 11 08 AM '84

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No.0089638