BOOK 6438 PAGE 925

FORM NO. WD-1

I 67516

IDENTIFICATION REFERENCE

DEC 4 10 23 AM '84

DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

X
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF NOVEMBER, 19 84

Notary Public

MY COMMISSION EXPIRES: 10/29/88
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOY KIEFFER, et al (NAME)	FIRST FAMILY MORTGAGE COMPANY (NAME)	MAP 147-7
4955 Edmondson Pike (STREET ADDRESS OR ROUTE NUMBER)	2900 Ogden Avenue (STREET ADDRESS)	PARCEL 12
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	Lisle, Illinois 60532 (CITY) (STATE) (ZIP)	6DU 17940

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, I, JOE P. TEAGUE and wife, SHERYL S. TEAGUE,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOY KIEFFER or M. L. KIEFFER and wife, MARGARET KIEFFER with right of survivorship,

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:

BEING Lot No. 90 on the Plan of Battery Crest, Section 1, of record in Plat Book 2900, page 91, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Joe P. Teague, unmarried, by deed from Robert Allen Dixon and wife, Linda Keel Dixon, of record in Book 5445, page 338, 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 Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to EXCHANGE BOND AND MORTGAGE COMPANY, of record in Book 5445, page 341, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees. Said loan is now with FIRST FAMILY MORTGAGE COMPANY.

This is unimproved ( ) improved (X) property, known as 4955 Edmondson Pike, Nashville, Tennessee 37211
(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 hand this 30th day of NOVEMBER, 19 84

Joe P. Teague
JOE P. TEAGUE

Sheryl S. Teague
SHERYL S. TEAGUE

STATE OF TENNESSEE
Davidson County

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THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named JOE P. TEAGUE and wife, SHERYL S. TEAGUE,

the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of NOVEMBER 19 84.

Commission expires July 27, 1986

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and (they) _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 ____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
JOE P. TEAGUE, unmarried

TO
JOY KIEFFER et al

PLEASE FILE BOX "7"

PREPARED BY:
SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: 259-3666

12/04 136.50 CHECK

2109

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____ BOOK 6438 PAGE 927

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
			60000.00- CAMT.	
			130.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	136.50-
2109A	12/04/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 67516

IDENTIF. REFERENCE

DEC 4 10 23 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No.0090022