FILE 30

BOOK 6447 PAGE 889

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 46000.00

Subscribed and sworn to before me, this the 6th day of December 19 84

My commission expires: January 19, 1986 (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:
Anthony James Gunn	The Kissell Company
2017 Forges Drive (STREET ADDRESS)	30 Warder Street (STREET ADDRESS)
Nashville, TN (CITY / STATE / ZIP)	Springfield, OH 45501 (CITY / STATE / ZIP)
MAP NO. 135-9	PARCEL NO. 18

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, Jan A. Peterson , an unmarried person

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Anthony James Gunn and wife, Laurie H. Gunn

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. 18 on the Plan of Una Manor, Section II, of record in Plat Book 2900 at page 95, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Robert D. Peterson and wife Jan A. Peterson by deed recorded in Book 5764 at page 205, Robert D. Peterson and Jan A. Peterson having since divorced and Robert D. Peterson having quitclaimed his interest in the property to Jan A. Peterson by deed recorded in Book 6096 at page 152, Register's Office for Davidson County, Tennessee.

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

170054

T IDENTIF. REFERENCE

DEC 14 11 23 AM '84

REGISTER DAVIDSON COUNTY, TN

CHECK

THIS IS _____ IMPROVED PROPERTY KNOWN AS 2017 Forges Drive, Nashville, TN

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 6th day of December 19 84

Jan A. Peterson

Jan A. Peterson

12/14 3330

State of Tennessee
County of _____

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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

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

SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 6th day of December, 1984, before me personally appeared Susan O'Donnell, to me known to be the person who executed the foregoing instrument in behalf of Jan A. Peterson, acknowledged that he/she executed the same as the free act and deed of said Jan A. Peterson.

Brent A. Campbell

My Commission Expires:
January 19, 1986

BRENT A. CAMPBELL NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

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

RECEIVED OF _____

FOR _____

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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

46000.00- CAMT.
119.60 CSTAX
.50 PRFEE.
6.00 WDEED
CHECK 126.10-
5330A12/14/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 0 0 5 4

IDENTIF. REFERENCE

DEC 14 11 23 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 93154