30412

FORM NO. WD-1

BOOK 6475 PAGE 621

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,000.00

Allen Earps
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF January, 1985.

Annette K Tilson
Notary Public

MY COMMISSION EXPIRES: 10-14-86

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Metropolitan Federal Savings and Loan 230 4th Avenue North, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Allen Earps Builders, Inc (NAME)	same (NAME)	In Lieu
3031 Smith Springs Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Assign Acct
Antioch, Tennessee 37013 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION, SUCCESSOR BY MERGER TO HOME FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALLEN EARPS BUILDERS, INC

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:

TRACT 1:

Land in Davidson County, Tennessee, being Lot No. 120 on the Plan of Rolling River Estates, Phase IX, as of recod in Book 6200, page 52, Registers Office for said County, to which plan reference is hereby made for a more complete description.

TRACT II:

Landin Davidson County, Tennessee, being Lot No. 228 on the Plan of Rolling River Estates, Section X, as of record in Book 6200, page 53, said Register's Office, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Metropolitan Federal Savings and Loan Association, sucessor by merger to Home Federal Savings and Loan Association of Nashville, by quitclaim deed from Poplar Creek Corporation, of record in Book 5126, page 556, Register's Office for Davidson County, Tennessee.

1:7:45:4
IDENTIF. REFERENCE
JAN 17 12 14 PM '85
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as (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 on hand my this 16th day of January, 1985

METROPOLITAN FEDERAL SAVINGS AND LOAN ASSOCIATION

BY: Harold W. Fitzpatrick

Harold W. Fitzpatrick, Senior Vice President

CHECK

01/17 83.75-

4383

BOOK 6476 PAGE 622

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

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

_____ Notary Public

Commission Expires _____

STATE OF TENNESSEE
Davidson County

Before me, the undersigned a Notary Public in and for the State and County aforesaid, personally appeared Harold W. Fitzpatrick

_____

_____

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 Senior Vice President of the Metropolitan Federal Savings and Loan Association a corporation, and that he as such Senior Vice President, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Senior Vice President.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of January, 1985.

Cynthia L Fatzer Notary Public

Commission Expires 10-19-86

WARRANTY DEED

FROM

TO

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

RECEIVED OF _____

FOR _____

BOOK 6476 PAGE 623

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
			32000.00- CAMT.	
			83.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	89.70-
			4383A01/17/85 BAL	.00

I: 7: 4: 54:

IDENTIF. REFERENCE T

JAN 17 12 1PM '85

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 101979