File 1

FORM NO. WD-1

15451 BOOK 6521 PAGE 772

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March 19 85

Notary Public

MY COMMISSION EXPIRES: 4-19-87

(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
JOHN G. SCHERER (NAME)	Dominion Baneshares Mortgage Corporation (NAME)	MAP 103-4
4602 Utah Ave. (STREET ADDRESS OR ROUTE NUMBER)	9900 Main Street, Suite #200 (STREET ADDRESS)	PARCEL 441
Nashville, TN. 37209 (CITY) (STATE) (P. O. ZIP)	Fairfax, Virginia 22031 (CITY) (STATE) (ZIP)	25W-3926

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, DENNIS KEEP

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN G. SCHERER and JAMES F. SCHERER and Patricia A. Scherer

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:

LAND in Davidson County, Tennessee, being Lot No. 1 on the Plan of Steve Smitn Property, recorded in Book 5210, Page 201, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Dennis Keep, a single man, by deed from Shirley H. Nowell of record in Book 6265, Page 3, Register's Office for Davidson County, Tennessee.

I 9 2 7 2 1

IDENTIF. REFERENCE

MAR 29 10 00 AM '85

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

02/28 15.70 SSH

This is unimproved ( ) improved ( ) property, known as 4602 Utah Ave., Nashville, TN. 37209 (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

X

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 my hand this 1st day of March, 19 85

Dennis Keep

DENNIS KEEP

3223

STATE OF TENNESSEE
Davidson County

BOOK 6521 PAGE 773

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

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of March, 1985

Commission expires 4-19-87

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 / they) as such _____ and _____, 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

DENNIS KEEP **FROM**

JOHN G. SCHERER

JAMES F. SCHERER

PATRICIA A. SCHERER **TO**

PREPARED BY:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Phone: 259-3666

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

RECEIVED OF _____

FOR _____

BOOK 6521 PAGE 774

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
			42000.00- CAMT.	
			109.20 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CASH	115.70-
3223A	03/29/86		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 2 7 2 1

IDENTIF. REFERENCE

MAR 29 10 00 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 120286