THIS INSTRUMENT WAS PREPARED BY: East End Title & Escrow, Inc.
405 Two Mile Pike, Goodlettsville, TN 37072

4 73

WARRANTY DEED

BOOK 6548 PAGE 966

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
CHARLES ANTHONY EBERHARDT	WACHOVIA MORTGAGE COMPANY	84-11
(NAME) 2315 Dennywood Dr.	(NAME) P. O. BOX 3174	126
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tn. 37214	(STREET ADDRESS) WINSTON-SALEM, N. C. 27102	3DZ 44598
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ---------- ($10.00) *Dollars,*

cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, including the Grantee assuming a certain unpaid indebtedness of record in Book 5525, page 366, Register's Office for Davidson County, Tennessee, which Grantee promises to pay and agrees to hold Grantors harmless from same.

CHARLES ALVIN PAYNE AND WIFE, LYNNETTE G. PAYNE, hereinafter referred to as Grantors,

has bargained and sold, and does hereby transfer and convey unto the said

CHARLES ANTHONY EBERHARDT

hereinafter referred to as Grantee , his *(successors), heirs and assigns,*

certain real estate in DAVIDSON *County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 255 on the Map of Maplecrest Subdivision, as of record in Book 1835, pages 27 and 28, Register's Office for Davidson County, Tennessee.

Said Lot No. 255 fronts 80 feet on the southerly margin of Dennywood Drive and extends back between lines 181.3 feet on the westerly line and 177.1 feet on the easterly line to a dead line in the rear measuring 65 feet thereon.

Being the same property conveyed to Charles Alvin Payne and wife, Lynnette G. Payne, by deed from Larry W. Williams and Ann C. Arbuckle, of record in Book 5640, page 830, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 53,403.39

Subscribed and sworn to before me, this the 3rd day of May, 19 85.

Affiant Charles A. Eberhardt

My commission expires: 3/8/89 (Affix Seal)

Notary Public Evelyn D. Sweeney

NOTARY PUBLIC DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 2315 Dennywood Drive, Nashville, TN 37214
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Grantee , his

(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said

Grantee , his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 3rd *day of* May, 19 85, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles Anthony Eberhardt
Charles Anthony Eberhardt

Charles Alvin Payne
Charles Alvin Payne

Lynnette D. Payne
Lynnette G. Payne

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Charles Anthony Eberhardt; Charles Alvin Payne and wife, Lynnette G. Payne;

the within named 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 Goodlettsville *Tennessee this* 3rd *day of* May *, 19*85

Evelyn D. Sweeney
NOTARY PUBLIC

Commission expires 3/8/89

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, *, a Notary Public of the State and County aforesaid, personally appeared* *with whom I am personally acquainted, and who, upon oath, acknowledged* *self to be* *of the* *the within named bargainor, a corporation, and that* *he as such* *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* *self as* *

Witness my hand and seal, at office in *this* *day of* *, 19* .

Notary Public

Commission expires *

J01875

IDENTIFICATION REFERENCE

MAY 6 8 25 AM '85

DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

TO

EAST END TITLE, INC.
405 TWO MILE PIKE
GOODLETTSVILLE, TN 37072
615 - 859-4871

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6548 PAGE 968

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

53403.39- CAMT.
138.84 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 145.34-
4473A05/06/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J01875

IDENTIF. REFERENCE

MAY 6 8 25 AM '85

REGISTER
DAVIDSON COUNTY, TN

No. 131243