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File 30

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 69591.00

Subscribed and sworn to before me, this the 28 day of May 19 85

Affiant

My commission expires: 1-19-86 (Affix Seal)

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: Donald R. Downs 3337 White Pine Drive STREET ADDRESS Nashville, Tennessee CITY STATE ZIP	SEND TAX BILLS TO: Fidelity Federal Savings P.O.Box 2588 STREET ADDRESS Nashville, Tennessee 37219-9985 CITY STATE ZIP
MAP & PARCEL NO. 108-08-066	

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, HAROLD M. HIZA AND WIFE, JUDITH K. HIZA

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO DONALD R. DOWNS AND WIFE, SHEILA L. DOWNS

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. 224 on the Plan of Revised Plan of Larchwood, Section Two, of record in Plat Book 5200 at page 207, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to HAROLD M. HIZA AND WIFE, JUDITH K. HIZA by deed recorded in Book 5685 at page 709, Register's Office for Davidson County, Tennessee. This conveyance is subject to taxes for the year 1985 and subsequent years, easements and restrictive covenants of record, and a Deed of Trust for the benefit of Fidelity Federal Savings, which the Grantee(s) herein agree to assume and pay.

J.08664

IDENTIF. REFERENCE

MAY 30 12 41 PM '85

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 3337 White Pine Drive, Nashville, Tennessee

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 singlular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 28 day of May, 1985

Harold M. Hiza

Judith K. Hiza

State of Tennessee
County of Davidson

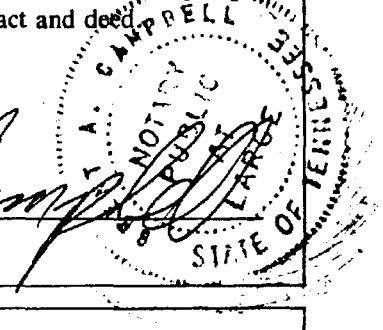
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On this 28 day of May, 19 85, before me personally appeared HAROLD M. HIZA AND WIFE, JUDITH K. HIZA to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

1-19-86

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

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

69591.13- CAMT.
180.96 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 187.46-
2788A05/30/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 8 6 6 4

T. IDENTIF. REFERENCE

MAY 30 12 41 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 139355