550454-2

FORM NO. WD-1

BOOK 5569 PAGE 446

Boy 13

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $92,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF May 19 85.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires JAN. 12, 1987

(AFFIX SEAL)

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

THIS INSTRUMENT WAS PREPARED BY

Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Kristopher M. Kafka (NAME)	Fidelity Federal Savings & Loan (NAME)	104-15-68
2515 Ashwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	24W-9322
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Robert C. Blakey and wife, Jane B. Blakey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kristopher M. Kafka and wife, Shelly P. Kafka

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 the westerly part of Lot No. 52 on the Plan of Sunset Place, as of record in Book 3500, page 34, said Register's Office.

Said part of lot fronts 54.7 feet on the southerly side of Ashwood Avenue, formerly "A" Street, and runs back between parallel lines 160.5 feet to a line in the rear which measures 54.7 feet thereon.

Being the same property conveyed to Robert C. Blakey and wife, Jane B. Blakey by deed from John G. Lane, Trustee as of record in Book 5310, page 245, said Register's Office.

J 0 8 9 2 8

IDENTIF. REFERENCE

MAY 31 9 36 AM '85

FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 2515 Ashwood Avenue, Nashville, Tennessee 37212
(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 their hand s this 29th day of May, 19 85

Robert C. Blakey

Jane B. Blakey

STATE OF TENNESSEE
Davidson County

6569 447

Personally appeared before me, Judy Anderson, a Notary Public in and for said County and State, the within named Robert C. Blakey and wife, Jane B. Blakey

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

Witness my hand and official seal at Nashville, Tennessee this 29th day of May, 19 85.

Commission Expires My Commission Expires JAN. 18, 1987

Judy Anderson Notary Public

JUDY ANDERSON NOTARY PUBLIC DAVIDSON COUNTY STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

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 _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Robert C. Blakey and wife, Jane B. Blakey

TO

Kristopher M. Kafka and wife, Shelly P. Kafka

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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
			92500.00- CAPT.	
			240.50 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CASH	247.00-
			3092A05/31/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 8 9 2 8

IDENTIF. REFERENCE

MAY 31 9 36 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 139644