File 44

FORM NO. WD-1

BOOK 6592 PAGE 818

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 189,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF June, 1985.

Notary Public

MY COMMISSION EXPIRES: 7-18-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GULLETT, SANFORD & ROBINSON, 230 Fourth Avenue, North, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas & Lynn Fuchs (NAME)	Merrill Lynch Mortgage Corp. (NAME)	144-20.02
2056 Timberwood (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 85366 (STREET ADDRESS)	FH04450
Nashville, Tennessee 37215 (CITY) (STATE) (P. O. ZIP)	San Diega, CA 92138-5366 (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, Wallace W. Neblett, III and wife, Margaret S. Neblett

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas H. Fuchs and wife, Lynn S. Fuchs

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. 14-B on the Plan of Forest Hills Community Subdivision, as of record in Book 3600, page 81, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Wallace W. Neblett, III, and wife, Margaret S. Neblett by Deed from Warren W. Webb and wife, Celia R. Webb of record in Book 5613, page 540, Register's Office for Davidson County, Tennessee.

This conveyance is unencumbered except for 1985 taxes which are prorated and assumed by grantees, and a certain promissory note with a balance of approximately $121,781.15 which is secured by a Deed of Trust recorded in Book 5613, page 543, said Register's office which grantees have agreed to assume, said Deed of Trust having been assigned to Citicorp Homeonwers, Inc., by assignment dated December 1, 1981, of record in Book 5843, page 506, said Register's Office. Said Deed of Trust was further assigned to Merrill Lynch Mortgage Corporation by assignment dated March 5, 1985, of record in Book 6555, page 839, said Register's Office.

06/27 498 16 CHECK

This is unimproved { } / improved {X} property, known as 2056 Timberwood (House Number) (Street) Nashville, Tennessee (P. O. Address) (City or Town) 37215 (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 our hands this 26th day of June, 1985

2492

Wallace W. Neblett, III

Margaret S. Neblett

STATE OF TENNESSEE
Davidson County

BOOK 6592 PAGE 819

Personally appeared before me, George V. CRAWFORD JR., a Notary Public in and for said County and State, the within named Wallace W. Neblett, III and wife, Margaret S. Neblett

the bargainors, 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 26 day of June, 1985.

Notary Public

Commission Expires 7-18-89

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

TO

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

J 1 6 4 7 1

IDENTIFICATION REFERENCE

JUN 27 11 11 AM '85

FILED & RECORDED REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6592 PAGE 820

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

189100.00- CAMT.
491.66 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 498.16-
2492A06/27/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J. I. 6. 4. 7. 1

IDENTIF. REFERENCE

JUN 27 11 11 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 148816