BOOK 6607 PAGE 409

Prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY
P. O. Box 4386
Madison, Tennessee 37116-4386

New Owner:	Send Tax Bills To:	Map/Parcel #:
CARL L. TOMLIN, et ux	SAME	TRACT I: 71-11-14 12DZ-47030
2516 Dickerson Road		TRACT II: 71-11-15 12DZ-47020
Nashville, Tenn. 37207		

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN & 00/100 DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, E. R. BUCHI, d/b/a ERBAN REALTY COMPANY, have this day bargained and sold, and by these presents do transfer and convey unto CARL L. TOMLIN, et ux, HAZEL TOMLIN, their heirs and assigns, certain real property in Davidson County, Tennessee, as follows, to-wit:

TRACT I:
LAND in Davidson County, Tennessee, being part of Lot No. 2 on the Map of Nashville Trust Company's Subdivision of John Woodard Lands, as of record in Book 161, Page 127, Register's Office for said County, described as follows:

BEGINNING at a point in the center line of Dickerson Pike 79 feet north of the common corner of Lots Nos. 1 and 2 on said Plan; thence easterly 442 feet, more or less, to - - - - - a point in the center of Luton Street, said point being 79 feet north of the line between Lots Nos. 1 and 2; thence along the center line of Luton Street, northerly 184 feet to the common corner of Lots 2 and 3; thence with the line between said Lots 2 and 3, westerly 433 feet to a point in the center line of Dickerson Pike, said point being the southwest corner of Lot No. 3 and the northwest corner of Lot No. 2; thence southerly with the center of said Pike 160 feet to the point of beginning.

TRAGT II:
LAND in Davidson County, Tennessee, being the southerly 79 feet of Lot No. 2 on the Plan of Nashville Trust Company's Subdivision of the Lands of John Woodard, Deceased, as of record in Book 161, Page 127, Register's Office for said County, described as follows:

BEGINNING in the center of the Dickerson Pike at the corner of Lots Nos. 1 and 2 on said Plan; thence easterly with the line between said two lots, 446 feet to the center of a street called Luton Street; thence northerly with the center of said Street, 79 feet; thence westerly and parallel with the line between Lots 1 and 2, 442 feet, more or less, to

the center of Dickerson Pike; thence southerly with the center of said pike, 79 feet to the beginning.

BEING the same property conveyed to E. R. Buchi, d/b/a Erban Realty Company, by deed from Patty Lester, of record in Book 5506, Page 580, Register's Office for Davidson County, Tennessee.

Ruthelia L. Buchi, wife of the said E. R. Buchi, joins in this conveyance for the express purpose of conveying any marital right which she may have in said property now or in the future.

TO HAVE AND TO HOLD said tract of land, together with all the estate, title and interest thereunto belonging unto the said CARL L. TOMLIN, et ux, HAZEL L. TOMLIN, their heirs and assigns, forever.

We covenant that we are lawfully seized and possessed of said real estate, have a good and perfect right to make this conveyance, and that the same is free and unencumbered, except for a Deed of Trust of record in Book 5506, Page 584, Register's Office for Davidson County, Tennessee, and the personalty upon the property is encumbered by a certain Security Agreement in favor of Commerce Union Bank, secured by two mobile home units located upon the premises, with the unpaid principal balance of $22,404.86, payable in monthly installments of $546.46.

And we agree and bind ourselves, our heirs and legal representatives to warrant and forever defend the title to said real estate unto the said CARL L. TOMLIN, et ux, HAZEL L. TOMLIN, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, we have hereunto set our hands and signatures, this the 12th day of July, 1985.

E. R. BUCHI, d/b/a ERBAN REALTY COMPANY

RUTHELIA L. BUCHI

BOOK 6607 PAGE 411

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainors, E. R. BUCHI, d/b/a ERBAN REALTY COMPANY, et ux, RUTHELIA L. BUCHI, 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 Nashville, Tennessee, this the 12th day of July, 1985.

Kathy J. Byers
Notary Public

My Commission Expires: 10/20/85

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 175,000.00 .

Kathy J. Byers
Affiant

SWORN to and subscribed before me, this 12th day of July, 1985.

Notary Public

My Commission Expires: 10/20/85

J 2 1 3 8

IDENTIF. REFERENCE

JUL 16 3 02 PM '85

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6607 PAGE 412

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
			175000.00- CO TX 455.00 ST TX .50 PRFEE 9.00 MDEED	
			CHECK	464.50-
8248A07/16/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J21138

IDENTIF. REFERENCE T

JUL 16 3 02 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 154439