This instrument prepared by: Ballew/Freeman, Attorneys, 333 Gallatin Road, S. Madison, Tn. 37115

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Donald A. Dixon et ux	SAME	25-16-24
(NAME)	(NAME)	
109 Moss Trail	BOOK 6727 PG 80	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tn. 37072		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

cash in hand paid by the grantees hereinafter named and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the said grantees of the unpaid balance of a certain indebtedness payable to Community Mortgage Corporation in the original principal amount of $46,350.00, and secured by a deed of trust of record in Book 5456, page 217, Register's Office for Davidson County, Tennessee;

CHARLES ARTHUR LOBER AND HELEN R. LOBER

have this day bargained and sold, and do hereby transfer and convey unto the said

DONALD A. DIXON AND WIFE, REDA F. DIXON

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

BEING Lot No. 43 on the Plan of if GOODLETTSVILLE HEIGHTS, SECTION 3, of record in Plat Book 1835, page 98, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles Arthur Lober and Helen R. Lober by deed from Charles Arthur Lober of record in Book 6171, page 485, Register's Office for Davidson County, Tennessee.

5 8 3 9 0

IDENTIFICATION REFERENCE

Dec 5 9 50 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 68,000.00

Subscribed and sworn to before me, this the 27th day of November 1985

Affiant: x Donald A. Dixon

My commission expires: July 4 1986 (Affix Seal)

Notary Public: Marcia M. Abernathy

This is improved (XX) unimproved ( ) property, known as 109 Moss Trail (House Number) (Street), Goodlettsville (P. O. Address) (City or Town), Tennessee 37072

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

DONALD A. DIXON AND WIFE, REDA F. DIXON

their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* DONALD A. DIXON AND WIFE, REDA F. DIXON, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand S this 27th day of November, 1985, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Charles Arthur Lober
CHARLES ARTHUR LOBER

Helen R. Lober
HELEN R. LOBER

12/05 193.30

3108

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Chalres ARthur Lober and Helen R. Lober

(or proved to me on the basis of satisfactory evidence), *the within named bargainors, 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 Hendersonville, *Tennessee, this* 27th *day of* November, *19*85

Maurice M. Almany *Notary Public*

Commission expires July 1, 1986

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 .....

WARRANTY DEED

FROM

Chalres Arthur Lober et al

TO

Donald A. Dixon et ux

G50320

Compliments of
Madison Title Company
333 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6727 PAGE 82

FOR _____

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
			68000.00- CAMT.	
			176.00 CSTAX	
			.50 PRFEE	
			6.00 MORTG	
			CHECK 183.50-	
			3108A12/05/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58390

IDENTIFICATION REFERENCE

Dec 5 9 50 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 198169