Lox 8/pa

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Kenneth J. Fawcett	Citicorp Homeowners, Inc.	160-5
5349 Green Valley Court		23
Nashville, TN 37220	670 Mason Ridge Drive	OH-16290
	St. Louis, Missouri 63141	

WARRANTY DEED BOOK 6749 PAGE 82

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Thomas L. Kress and wife, Donna L. Kress hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Kenneth J. Fawcett and wife, Nancy Lee Fawcett hereinafter called the Grantee, Grantee's 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. 100 on the plan of Section Two Oak Hill Estates, of record in Book 4460, pages 36, 37 and 38, Register's Office for said County.

SAID Lot No. 100 fronts 203.39 feet on the southeasterly margin of Green Green Valley Court and extends back 505.55 feet on the northeasterly line and 299.36 feet on the southwesterly line to a broken line in the rear, measuring 324.57 feet thereon.

BEING the same property conveyed to Thomas L. Kress and wife, Donna L. Kress by deed from R. C. Adams of record in Book 4714, page 371, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 4537, page 496, said Register's Office, and to the matters set forth in the above referenced plan of record.

6472 3.

IDENTIFICATION REFERENCE

DEC 30 | 51 PM 1985

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 5349 Green Valley Court, Nashville, TN 37220.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 26th day of December, 1985.

Donna L. Kress

Thomas L. Kress

STATE OF TENNESSEE
COUNTY OF Davidson

On this 26th day of December, 1985, before me personally appeared Thomas L. Kress and wife, Donna L. Kress, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 5743 PAGE 83

Before me, the undersigned, of 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 ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

_____
Notary Public

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 164,750.00.

Kenneth J Fawcett MD
Affiant

Subscribed and sworn to before me, this the 26th day of December, 1985.

_____
Notary Public

My Commission Expires: 11-24-88

WARRANTY DEED

from:
Thomas L. Kress and wife, Donna L. Kress

to:
Kenneth J. Fawcett and wife, Nancy Lee Fawcett

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN - 24468

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 6749 PAGE 84

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

164750.00- CONT.
420.00 STAX
.50 PRFEE
6.00 MISC
CHECK 434.70-
0953A12/30/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 4 7 2 3

IDENTIFICATION REFERENCE

DEC 30 1 51 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY

No. 205826