FILE IN BOX #4
86-1-42

FORM NO. WD-1

BOOK 6775 PAGE 867

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,610.12

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 19 86.

Notary Public

MY COMMISSION EXPIRES: February 19, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, Suite 500, One Church St. Bldg., Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LESLIE E. RUSSELL (NAME)	Rainier Financial Services (NAME)	MAP 72-6
417 Dawn Avenue (STREET ADDRESS OR ROUTE NUMBER)	909 South 336th Street (STREET ADDRESS)	PARCEL 169
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	Federal Way, Washington 98003 (CITY) (STATE) (ZIP)	15DA-5315

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, DENNIS H. ROBERSON and wife, KATHLEEN L. ROBERSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LESLIE E. RUSSELL

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 easterly 50 feet of the westerly 75 feet of Lot No. 46 on the Revised and Corrected Map of the Subdivision of the Casper Zophi Place, as of record in Book 547, Pages 21 and 22, Register's Office for said County.

SAID part of said lot fronts 50 feet on the northerly line of Zophi Street and runs back 152 feet, more or less, on the westerly line and 154 feet, more or less, on the east line to the southerly margin of Thomas Street, and measures 50 feet thereon.

BEING the same property conveyed to Dennis H. Roberson and wife, Kathleen L. Roberson by deed from Pearl Duncan, of record in Book 5544, Page 279, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

AS part of the above consideration, the Grantee(s) herein assume and agree to pay the unpaid balance owing on a certain Note executed by Dennis H. Roberson and wife, Kathleen L. Roberson to Greater Suburban Mortgage Company in the original principal amount of $ 23,000.00, of record in Book 5544, Page 282, Register's Office for Davidson County, Tennessee. Assigned to Rainier Mortgage Company of record in Book 5894, Page 676, said Register's Office.

This is unimproved ( ) improved (XX) property, known as 1077 Zophi Street, Nashville, Tennessee 37216
(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 31st day of January, 19 86

DENNIS H. ROBERSON

KATHLEEN L. ROBERSON

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named DENNIS H. ROBERSON and wife, KATHLEEN L. ROBERSON

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 31st day of January, 1986.

Notary Public

Commission Expires February 19, 1988

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

7.3552

IDENTIFICATION REFERENCE

FEB 3 2 41 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

FROM

DENNIS H. ROBERSON and wife,
KATHLEEN L. ROBERSON

TO

LESLIE E. RUSSELL

FOLEY & WEISS
ATTORNEYS AT LAW
SUITE 500
ONE CHURCH STREET BUILDING
NASHVILLE, TENNESSEE 37201

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

35610.00- CO TX
92.56 CO TX
.50 PRFEE
6.00 WDEED
CHECK 99.06-
1585A02/03/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7 3 5 5 2

IDENTIFICATION REFERENCE

FEB 3 2 42 PM '86

FELIX Z. WILSON, II REGISTER OF DAVIDSON COUNTY, TN

No. 216208