B 430

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 67804.51

Subscribed and sworn to before me, this the 5 day of FEBRUARY 19 86

My commission expires: January 21, 1990
(Affix Seal)

Affiant

Notary Public

NOTARY PUBLIC

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY SOUTHEAST TITLE of Tennessee, Inc.	
Suite 170, Parkway Towers, 404 James Robertson Pky, Nashville, TN 37219	
ADDRESS OF NEW OWNER: Johnny Rader	SEND TAX BILLS TO: ALLIANCE MORTGAGE CO.
153 Needles Ct (STREET ADDRESS)	P.O. BOX 45043
Nashville (CITY) TN. (STATE) 37214 (ZIP)	JACKSONVILLE, FLORIDA (CITY, STATE) 32231 (STREET ADDRESS, ZIP)
MAP & PARCEL NO 097-13-0 011.00	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, KENNETH A. KATTERJOHN AND WIFE, DANA M. KATTERJOHN

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO Johnny Rader

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 119 on the Plan of Larchwood, Section 2, of record in Plat Book 5200 at pages 207 & 208, Register`s Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to KENNETH A. KATTERJOHN AND WIFE, DANA M. KATTERJOHN by deed recorded in Book 6097 at page 456, Register`s Office for Davidson County, Tennessee.
This conveyance is subject to taxes for the year 1986 and subsequent years, easements and restrictive covenants of record, and except for a certian Deed of trust for the benefit of Engle Mortgage Co., Inc. recorded in Book 6097 at page 459, of the Public Records for Davidson County, Tennessee, the unpaid balance of which the Grantee(s) hereby jointly and severally assume and agree to pay as part of the consideration herein; the Grantee(s) also jointly and severally hereby assume the obligation of KENNETH A. KATTERJOHN AND WIFE, DANA M. KATTERJOHN under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

7.4587

IDENTIFICATION REFERENCE

FEB 6 2 19 PM '86

FELIX J. WILSON, REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 153 NEEDLES COURT, NASHVILLE, TENNESSEE 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 hand S this 5 day of FEBRUARY, 19 86

Kenneth A. Katterjohn

Dana M. Katterjohn

State of Tennessee
County of Davidson

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On this 5 day of FEBRUARY, 19 86, before me personally appeared KENNETH A. KATTERJOHN AND WIFE, DANA M. KATTERJOHN to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

January 21, 1990

Notary Public
Brent A. Campbell

State of Tennessee
County of _____

On this _____ day of _____, 19_____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

Notary Public

WARRANTY DEED

SOUTHEAST TITLE
OF TENNESSEE, INC.
SUITE 170
PARKWAY TOWERS
404 JAMES ROBERTSON PKY
NASHVILLE, TN 37219

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

67004.51- CAMT.
176.28 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 182.78-
2827A02/06/86 BAL- .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.4587.

IDENTIFICATION REFERENCE

FEB 6 2 19 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 217418