FORM NO. WD-1

17996

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$52,405.00 Charles Talley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF March 19 86

Notary Public

MY COMMISSION EXPIRES: 4-19-87
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES TALLEY (NAME)	Capitol Mortgage Corporation (NAME)	MAP 50-10
3306 Chesapeake Circle (STREET ADDRESS OR ROUTE NUMBER)	1100 Kermit Drive, Suite 206 (STREET ADDRESS)	PAR 97
Nashville, TN 37207 (CITY) (STATE) (P.O. ZIP)	Nashville TN 37217 (CITY) (STATE) (ZIP)	12 D 36195

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, GERALD D. FRIDRICH and STEVE G. FRIDRICH, Unmarried and wife, BARBARA W. FRIDRICH

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES TALLEY and MARY ANN LEWIS, Both Unmarried

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 Lot No. 37A, Zone Lot Division of Lots 8-11, 35-37, 54-62, Section Three, Chesapeake Homes, as of record in Book 5200, page 770, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Gerald D. Fridrich & Steve G. Fridrich by deed of record in Book 6547, Page 882, Register's Office for Davidson County, Tennessee.

Barbara W. Fridrich joins in this conveyance for the express purpose of conveying her marital rights in subject property.

8 3 1 3 9

IDENTIFICATION REFERENCE

MAR 14 11 50 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Unimproved ( ) X
This is improved ( ) property, known as 3306 Chesapeake Circle, Nashville, TN 37207
(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 This 10th day of March, 19 86

Gerald D. Fridrich
GERALD D. FRIDRICH

Barbara W Fridrich
BARBARA W. FRIDRICH

Steve G. Fridrich
STEVE G. FRIDRICH

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GERALD D. FRIDRICH and STEVE G. FRIDRICH, Unmarried and Barbara W. Fridrich, wife of Gerald D. Fridrich

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 10th day of March, 19 86.

Commission Expires 4-19-87

Notary Public

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

FROM

GERALD D. FRIDRICH

TO

STEVE G. FRIDRICH

CHARLES TALLEY

TO

MARY ANN LEWIS

ATTORNEYS

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

52405.00- CONT.
136.24 CSTAX
.50 PRFEE
6.00 WDFEE
CHECK 142.74-
3174A03/14/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

83139

IDENTIFICATION REFERENCE

MAR 14 11 50 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 227483