file 7

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 60,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF MARCH 19 86

Notary Public

MY COMMISSION EXPIRES: 4/19/89

(AFFIX SEAL)

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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
CASON DICKINSON	S A M E	104-8
(NAME)	(NAME)	
P. O. Box 110172		296
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37211		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, GUNARS METRA, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CASON DICKINSON, a single person

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:

BEING part of Lot No. 47 on the O. B. Hayes Plan of Large Lots, called "Rokeby" as of record in Book 21, Page 87, Register's Office for said County, described as follows:

BEGINNING on the easterly margin of 17th Avenue, South, formerly Addition Street, 120 feet South of the dividing line between lots 42 and 47, being the southwest corner of a part of said lot conveyed by Mary H. Cayce and husband to E. B. Wilkinson by deed of record in Book 647, Page 525; said Register's Office; thence with the easterly margin of said Avenue, southwardly 51-2/3 feet to a point which is 50 feet northwardly from the northwest corner of a part of said lot No. 47 conveyed by John E. Shelton and wife, to Estelle J. Dodd by deed of record in Book 621, Page 620, said Register's Office; thence easterly and parallel with said Dodd's North line 152½ feet, more or less, to a proposed alley; thence with the westerly margin of said alley, northwardly 51-2/3 feet to the southeast corner of the Wilkinson lot; thence with his South line, westwardly 154-3/4 feet, more or less, to the beginning.

BEING the same property conveyed to Gunars Metra by deed from Klaus R. Metra and wife, Eugenia Metra of record in Book 5137, Page 475, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved ( ) property, known as 1500 17th Avenue, South, Nashville, Tennessee 37212
(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 my hand this 28th day of March, 19 86

X Gunars Metra

GUNARS METRA

3630

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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 GUNARS METRA, a single person

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of March, 1986.

Commission Expires 4/19/89

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 _____

8.7 7.8 0

WARRANTY DEED

FROM

TO

IDENTIFICATION REFERENCE

APR 1 2 21 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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
			60000.CO- CAMT.	
			156.00 CSTAX	
			.50 PRFEE.	
			6.00 WDEED	
			CHECK	162.50-
			0630AC4/01/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 7 7 8 0

IDENTIFI REFERENCE

APR 1 2 21 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 232820