This instrument prepared by Douglas R. Berry, Attorney, 917 Two Mile Parkway, P.O. Box 976, Goodlettsville, TN 37072

WARRANTY DEED

BOOK 6862 PAGE 245

THIS INSTRUMENT PREPARED BY
DOUGLAS R. BERRY
ATTORNEY
917 TWO MILE PARKWAY
P.O. BOX 976
GOODLETTSVILLE, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,000.00

S. Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th 13th DAY OF APRIL MARCH 19 86

Notary Public

MY COMMISSION EXPIRES: DECEMBER 31, 1986

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM LUCKADO, et ux	FIRST INVESTMENT COMPANY	072-72-8.
(NAME)	(NAME)	
2231 Thistlewood Avenue	P. O. Box 749	110
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37216	Columbus, Ohio 43216	15DZ 55440
(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, SHIRLEY M. BAKER, ~~unmarried~~, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM LUCKADO and wife, LORETTA LUCKADO 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 Lot No. 24 on the Plan of Dalewood Subdivision, Section 1, of record in Book 1424, page 10, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Shirley M. Baker by deed from Billy A. Butler and wife, Suzanne Butler, of record in Book 5721, page 481, Register's Office for Davidson County, Tennessee.

02461

IDENTIFI REFERENCE

MAY 20 10 44 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 3321 Thistlewood Avenue, 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 my hand this 13TH day of March, 19 86.

S. Baker
SHIRLEY M. BAKER

WITNESSED AS TO BOTH SIGNATURES
ON THE 13TH DAY OF MARCH, 1986
AT MASSET, BRITISH COLUMBIA

E. ROBINSON

A NOTARY PUBLIC FOR THE
PROVINCE OF BRITISH COLUMBIA

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

42000.CO- CAMT.
109.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 115.70-
6029A05/20/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02461

IDENTIFICATION REFERENCE

MAY 20 10 44 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 249814