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

WARRANTY DEED

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 $ 89,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF April 19 86.

Notary Public

MY COMMISSION EXPIRES: October 19, 1986

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EILEEN H. RADEKER (NAME)	FIRST FEDERAL SAVINGS BANK OF TENNESSEE (NAME)	29
5771 Eatons Creek Road (STREET ADDRESS OR POUTE NUMBER)	101 West Lincoln Street (STREET ADDRESS)	p/o 137.00
Joelton, Tennessee 37080 (CITY) (STATE) (P.O. ZIP)	Tullahoma, Tennessee 37388 (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. RAYMOND E. FOSTER,

HEREINAFTER CALLED THE GRANTORS. HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO EILEEN H. RADEKER, 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:

TRACT I: Land in the 2nd Civil District of Davidson County, Tennessee, more particularly described as follows:

Beginning at a point in Eaton's Creek Road at an iron pin same being 155.0, more or less, south of the margin of Gray's Point Road; thence North 55° 14' 24" West 243.10 feet to an iron pin; thence North 83° 28' 15" East 600.00 feet to an iron pin on the back property line of Lot 234 belonging to Joe M. Cornwell, et ux, of record in Deed Book 3924, page 244, Register's Office for Davidson County, Tennessee; thence southerly 286.10 feet to a point; thence southerly 85° 17' 39" East 595.85 feet to a point; thence South 55° 14' 24" East 185.68 feet to a point in Eaton's Creek Road; thence 124.22 feet along Eaton's Creek Road to an iron pin being the point of beginning; all according to a survey made by Ahler-Martin Company Surveyors dated January 31, 1986, and incorporated herein by reference.

TRACT II: Land in the 2nd Civil District of Tennessee, described as follows:

Beginning at an iron pin in the northwest margin of Eaton's Creek Road located 279.22 feet from the south margin of Gray's Point Road; thence North 55° 14' 24" West 185.68 feet to a point; thence North 85° 37' 39" West 595.85 feet to a point; thence South 18° 43' 07" West

. . . . . continued . . . . .

unimproved ( )
This is improved (X) property, known as 5771 Eatons Creek Road, Joelton, Tennessee 37080
(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 our hand s/ this 7th day of May, 19 86

RAYMOND E. FOSTER

JANE W. FOSTER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Raymond E. Foster and Jane W. Foster

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville Tennessee, this 7th day of May, 19 86.

Commission Expires October 19, 1986 Notary Public.

STATE OF _____

_____ County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon his oath / their several oaths acknowledged himself / themselves to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that he / they as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

WITNESS my hand and official seal at office at _____, Tennessee. on this the _____ day of _____, 19____

My commission expires _____ Notary Public

143.05 feet to a point; thence South 12! 44' 31" West 117.0 feet to a point; thence South 83° 48' 11" East 406.5 feet to a point; thence South 68! 26' 52" West 210.11 feet to a point; thence with the margin of Eaton's Creek Road around a curve to the right having a radius of 1249.74 feet a distance of 185.55 feet to an iron pin; and a further distance of 75 feet to an iron pin; thence North 49° 56' 21" East 50 feet to the point of beginning.

Being the same property conveyed to Raymond E. Foster, unmarried, by deed from John B. Aita, a widower, of record in Book 6475, page 577, Register's Office for Davidson County, Tennessee.

Jane W. Foster, spouse of the said Grantor, joins in this deed for the purpose of conveying any interest she may have in the said property.

037.43

IDENTIFICATION REFERENCE

MAY 23 8 30 AM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6865 PAGE 863

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

89000.00- CAMT.
233.74 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 240.24-
7523A05/23/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

037.43

IDENTIF. REFERENCE

MAY 23 8 30 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 251268