FORM No. WD-1

STATE OF TENNESSEE BOOK 6882 PAGE 345
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $ 72,500.00

Elizabeth Schmitz
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF June 1986

Notary Public

MY COMMISSION EXPIRES: 7-18-87

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY: Michael T. Bates, ATTY.
PLATEAU TITLE & ESCROW COMPANY, INC., P.O. BOX 1369, BRENTWOOD, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Royce R. Schneider (NAME)	Home Savings of America, F.A. (NAME)	108-12 176
3238 Elm Hill Pike (STREET ADDRESS OR ROUTE NUMBER)	P. O. BOX 7075 (STREET ADDRESS)	
Nashville, TN 37210 (CITY) (STATE) (P.O. ZIP)	Pasadena, CA 91109-7075 (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, J & L Builders, a partnership

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Royce R. Schneider and wife, Jean E. Schneider

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. 122 on the Plan of Reelfoot Subdivision, Section Four of record in Book 6250, page 678, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to J & L Builders, a partnership, by deed from Paul E. Johnson, unmarried of record in Book 6756, page 569, Register's Office for Davidson County, Tennessee.

08949

IDENTIFICATION REFERENCE

JUN 10 11 37 AM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

unimproved ( ) property, known as 3238 Elm Hill Pike, Nashville, TN 37210
This is improved ( ) XX (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 his hand this 9th day of June 19 86

J & L Builders, a partnership
By:
James A. Powell

STATE OF TENNESSEE
COUNTY OF

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Witness my hand and official seal at _____, Tennessee, on this _____ day of _____, 198___.

Commission expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, Teresa L. Beard, a Notary Public in and for the State and County aforesaid, personally appeared James A. Powell

_____

_____

with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be the partner of the J & L Builders, a partnership within named bargainor, a corporation, and that he as such partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by him self as such partner.

Witness my hand and official seal at Brentwood, Tennessee, on this 9th day of June, 1986.

Commission expires: 7/18/87

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM

J & L BUILDERS,

A PARTNERSHIP

TO

ROYCE R. SCHNEIDER AND WIFE,

JEAN E. SCHNEIDER

PLATEAU TITLE & ESCROW COMPANY, INC.
SUITE 150, 101 WESTPARK DRIVE
P. O. BOX 1369
BRENTWOOD, TN 37027

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
			72500.00- CONT.	
			188.50 CSTAX	
			.50 PRFE	
			6.00 WDEED	
			CHECK 195.00-	
			3671A06/10/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08949

IDENTIFICATION REFERENCE

JUN 10 11 37 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 257291