Box 14

BOOK 6951 PAGE 260

FORM NO. WD-1

3008
115460-5

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $145,000.00

Marvin F. Spengel
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF August 19 86

Notary Public

MY COMMISSION EXPIRES: April 17, 1988

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marvin F. Spengel (NAME)	Fidelity Federal Savings & Loan (NAME)	135-16-A-18
2436 Ravine Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	2D-53589
Nashville, Tennessee 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Von Canon Builders, a sole proprietorship, composed of Frederick J. Von Cannon and wife, Jerrie M. Von Cannon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marvin F. Spengel and Shirley D. Spengel

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. 34 of Tracts 8, 9 and 10 of Nashboro Village, as of record in Book 5200, page 186 - 189, said Register's Office.

Said Lot No. 34 fronts a total of 92.78 feet on the northerly margin of Ravine Drive and runs back 132.74 feet on the westerly line and runs back 73.40 feet on the easterly lot line to a line in the rear which measures 86.62 feet thereon.

Being the same property conveyed to Von Canon Builders, a sole proprietorship by deed from 2250 Associates, a Tennessee Joint Venture as of record in Book 6781, page 95, said Register's Office.

32351

IDENTIFICATION REFERENCE

AUG 15 2 58 PM '86

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

unimproved (XX)
This is improved ( ) property, known as 2436 Ravine Drive, Nashville, Tennessee 37217
(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 13th day of August, 19 86

Von Canon Builders

By: Frederick J. Von Cannon

Jerrie M. Von Cannon

STATE OF TENNESSEE
Davidson County

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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, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires_____.

STATE OF TENNESSEE
Davidson County

Before me, ~~the undersigned~~ _____ 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 ~~Von Canon Builders~~

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 ~~Nashville~~ _____, ~~Tenn~~ _____, this ~~13th~~ _____ day of ~~August~~ _____, 19~~86~~.

_____ Notary Public

Commission Expires_____

WARRANTY DEED

FROM
Von Canon Builders, a sole ~~proprietorship~~

TO
Marvin F. Spengel and wife, Shirley D. Spengel

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 13 day of August, 1986, before me personally appeared Frederick J. Von Canon & Terrie M. Von Canon, to me known to be the persons described in (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed. Witness my hand and official seal.

_____
Notary Public

My Commission expires: July 17, 1988

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
			1450[illegible] FD- CMT.	
			406.[illegible] CSTAX	
			.5[illegible] [illegible]	
			6.[illegible] [illegible]	
			[illegible] CHECK	412.50-
0914A08/15/86			[illegible]	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32351

IDENTIFICATION REFERENCE

Aug 15 2 58 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 283981