FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION ~~OR VALUE, WHICHEVER IS GREATER~~ FOR THIS TRANSFER IS $ 0

Shirley Eschbach
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF Dec., 1986

B. Edwards
~~Notary Public~~

~~MY COMMISSION EXPIRES~~: Notary Public Reg.
~~(AFFIX SEAL)~~

THIS INSTRUMENT WAS PREPARED BY
Glenn E. Sager, Attorney, 923 Main St. Nashville, Tenn. 37206
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shirley C. Eschbach (NAME)	MeTropolitan Federal Saving & Loan (NAME)	Map 94-1
808 South 14th Street (STREET ADDRESS OR ROUTE NUMBER)	Fourth & Union Streets (STREET ADDRESS)	Par. 223
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 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, PAUL EDWARD ESCHBACH, a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO SHIRLEY C. ESCHBACH, 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:

Land in Davidson County, Tennessee, being Lot No. 139 on the Plan of Payne, Blakemore and Cummings Addition, as of record in Book 57, page 70, and a part of South 14th Street abandoned, and part of a Reserve Parcel on the Plan of Shelby Heights, Sec. I, as of record in Book 2330, page 171, and described partly according to a survey by Richard B. Omohundro, dated July 26, 1969, as follows:

Beginning at a point in the westerly margin of South 14th Street, as relocated, at a point 14.7 feet north of a concrete monument as shown in the east boundary of the Reserved Parcel; thence leaving said Street, west crossing the Reserved Parcel, and a part of South 14th Street abandoned, and continuing along the line between Lots 139 and 140, a total distance of 217.3 feet to an iron pin in the east margin of a 15 foot alley; thence north with the margin of the alley 50 feet to an iron pin at the common rear corner of Lots 138 and 139; thence east along the line of Lots 138 and 139, and crossing South 14th Street 187.3 feet to a point in the westerly margin of South 14th Street, as relocated; thence southeasterly along the margin of South 14th Street as relocated, 58.38 feet to the point of beginning.

Being the same property conveyed by deed to Paul Edward Eschbach and wife, Shirley C. Eschbach, now divorced, from Marcus LeRoy Carter and wife, Linda F. Carter, of record in Book 4570, page 74, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 808 South 14th Street, Nashville, Tenn. 37206
(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 4th day of April, 1986

x Paul Edward Eschbach
Paul Edward Eschbach

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Jo Anne Justice, a Notary Public in and for said County and State, the within named Paul Edward Eschbach

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 4 day of April 19 86

Commission expires 4-17-88

Jo Anne Justice
Notary Public

STATE OF TENNESSEE
Davidson 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 purposes 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 _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Paul Edward Eschbach

TO
Shirley C. Eschbach

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC 3 | 12 PM '86

TITLE INSURANCE

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