BOOK 7070 PAGE 135

THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
225 Lebanon Road - Box 425
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Victor Charles Woeltz, et ux
208 Juarez
Hermitage, TN 37076

MORTGAGEE:
THDA % National Mtg. Co.
4041 Knight Arnold Road
Memphis, TN 38118

SEND TAX BILLS:
-Mortgagee-

MAP-PARCEL:
Map & Parcel No.
86-2-43

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Teresia Ann Pulley Brooks now Harris, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Victor Charles Woeltz and wife, Angela Ann Woeltz, 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:

A tract or parcel of land located in the Fourth Civil District of Davidson County, Tennessee, being Lot No. 81 on the Plan of Dodson Heights as of record in Book 2900, page 113, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description.

Being the same property conveyed to Teresia Ann Pulley Brooks by virtue of a quitclaim deed from Johnnie R. Brooks as of record in Book 6730, page 414, Register's Office for Davidson County, Tennessee.

Samuel Harris, Jr., spouse of Teresia Ann Pulley Brooks now Harris joins in this conveyance to convey any marital interest he may have in said property.

This is improved property known as 208 Juarez, Hermitage, Tennessee, 37076.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants of record in Book 3161, page 279, and Book 3130, page 623, and easements, covenants and conditions as shown on the Plan of record in Book 2900, page 113, said Register's Office..

Property Taxes for the current year have been settled between the parties and will be paid by the Grantees.

RECEIVED FOR RECORD
DAVIDSON COUNTY, TN.
REGISTER
DEC 16 8 41 AM '86

IDENTIFICATION REFERENCE

7 3 1 7 7

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 hands this 4th day of December, 1986.

Teresia Ann Pulley Brooks Harris Samuel Harris Jr.

TERESIA ANN PULLEY BROOKS HARRIS SAMUEL HARRIS, JR.

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Teresia Ann Pulley Brooks Harris and husband, Samuel Harris, Jr., the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this the 4th day of December, 1986.

Michelle H. Crisco

NOTARY PUBLIC

NICKELLE H. CRISCO NOTARY PUBLIC AT LARGE

My Commission Expires: 6-18-90

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater, for this transfer is $53,900.00.

Victor Charles Waelty

AFFIANT

Subscribed and sworn to before me this 4th day of December, 1986.

Michelle H. Crisco

NOTARY PUBLIC

NICKELLE H. CRISCO NOTARY PUBLIC AT LARGE

My Commission Expires: 6-18-90

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

RECEIVED OF _____

FOR _____

BOOK 7070 PAGE 137

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

5390[illegible]. 0- CAMT.
150.92 CSTAX
.50 PRFE
6.00 WDE 0
CHECK 157.42-
7582N12/16/06 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.3177.

IDENTIFICATION REFERENCE

Dec 16 8 41 AM '06

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No23126