FILE BOX 3

FORM No. WD-1

BOOK 7072 PAGE 887

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,526.77

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 16th DAY OF December 19 86

Notary Public

MY COMMISSION EXPIRES: 1/10/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME		ADDRESS			
ADDRESS NEW OWNER(S) AS FOLLOWS:		SEND TAX BILLS TO:			MAP-PARCEL NUMBERS
Kurt J. Steckel		First Investment Company			87-9
(NAME)		(NAME)			
4668-4670 Forrest Ridge Drive		4300 E. Broad Street			48
(STREET ADDRESS OR ROUTE NUMBER)		(STREET ADDRESS)			
Hermitage, TN. 37076		Columbus, Ohio 43212			
(CITY)	(STATE) (P.O. ZIP)	(CITY)	(STATE)	(ZIP)	

FOR AND 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, James Allen Dowell, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Kurt J. Steckel, married

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. 216 on the Plan of Valley Grove Subdivision, Section 10, revised, of record in Plat Book 6200, page 26, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete legal description of subject lot.

Being the same property conveyed to James Allen Dowell, unmarried by deed from James S. Sweeney, Jr. of record in Book 6571, page 354, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existings easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 6291, page 410 Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by James S. Sweeney, Jr., to First Investment Company, dated 3/31/85, with a present unpaid balance of approximately $65,526.77, of record in Book 6527, page 502, which the Grantees herein hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the Grantees.

This is unimproved ( ) improved (X) property, known as 4668-4670 Forrest Ridge Drive, Hermitage, TN. 37076
(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 16th day of December, 19 86

James Allen Dowell

BOOK 7072 PAGE 838

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 James Allen Dowell, unmarried

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 16th day of December 19 86

Commission expires 1/10/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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
James Allen Dowell, unmarried

TO
Kurt J. Steckel, married

RETURN TO:
CUMBERLAND TITLE COMPANY, INC.
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY-AT-LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217

74112

IDENTIFICATION REFERENCE

Dec 18 8 17 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7072 PAGE 889

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

05520.77- PAYT.
103.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 109.90-
0305A12/15/86 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

74112

IDENTIFICATION REFERENCE

Dec 18 8 17 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 24136