FILE BOX "7" FILE NO. 20814

BOOK 7133 PAGE 989 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 330,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF FEBRUARY, 1987

Notary Public

MY COMMISSION EXPIRES: 12/9/87
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES ROBERT KELLAM, III	S A M E	117-9-117
(NAME)	(NAME)	
3605 Sycamore Lane		7DA 36420
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37215		
(CITY) (STATE) (P.O. ZIP)	(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, I, BETTY S. STELTEMEIER, a single person,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES ROBERT KELLAM, III et ux GWYNN H. KELLAM,

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. 3, Section 2, Phase II, Blackberry Hollow as shown on plat recorded in Book 5200, page 157, Register's Office, Davidson County, Tennessee, being bounded on the east by Sycamore Lane, on the south by Lot No's 1 and 2, on the west by Foxhall Close, on the north by Lot No. 4 and Woodmont Acres and being more particularly described as follows:

BEGINNING at a point in the west cul-de-sac right-of-way of Sycamore Lane, said point being a common corner with Lot No. 1 and being the southeast corner of the lot herein described, thence with Lot No. 1 north 75 deg. 24 min. 58.3 seconds west 106.58 feet to a corner common with Lot No.'s 1 and 2, thence with Lot No. 2 north 83 deg. 51 min. 46.4 seconds west 115.25 feet to a corner common with Lot No. 2 in the east line of Foxhall Close, thence with Foxhall Close north 06 deg. 03 min. 14.6 seconds east 183.66 feet to a corner common with Foxhall Close in the south line of Woodmont Acres, thence with Woodmont Acres south 84 deg. 19 min. 08.7 seconds east 140.84 feet to a corner common with Lot No. 4 in the south line of Woodmont Acres, thence with Lot No. 4 south 05 deg. 40 min. 51.3 seconds west 61.62 feet, south 35 deg. 18 min. 33.3 seconds east 145.00 feet to a corner common with Lot No. 4 in the west cul-de-sac right-of-way of Sycamore Lane thence on a curve to the left 35.00 feet (radius 50.00 feet) to the point of beginning. Containing 0.766 acres. BEING the same property conveyed to Fred A. Steltemeier and wife, Betty S. Steltemeier by deed from Duncan McKay Fort, III and wife, Karol Kendall Fort, of record in Book 6102, page 854, Register's Office for Davidson County, Tennessee and conveyed to Betty S. Steltemeier by divorce decree of record in Book 7133, page 981, said Register's Office. Said decree is being recorded simultaneously herewith.

This is ( ) unimproved (X) improved property, known as 3605 Sycamore Lane, Nashville, Tennessee 37215
(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 10th day of February, 1987

BETTY S. STELTEMEIER Betty S. Steltemeier

02/11 930.50 CHECK

3239

BOOK 7133 PAGE 990

STATE OF TENNESSEE }
Davidson County }

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named BETTY SUE STELTEMEIER, a single person

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

Witness my hand and official seal at Nashville, Tennessee, this 10th day of February, 1987.

Commission Expires 4/19/87

_____ Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ 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 _____ 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 _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

92690

IDENTIFICATION REFERENCE

FEB 11 10 33 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7133 PAGE 991

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

[illegible] AMT.
924.00 CSTAX
.50 PRFEE
6.00 MORTG
CHECK 930.50
[illegible] BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.2690

IDENTIFICATION REFERENCE

FEB 11 10 33 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 44619