Box 23

BOOK 7690 PAGE 71

File No: 8379-1

| Address New Owner: | Send Tax Bills To: | Map/Parcel |
|---|---|---|
| Ben Dicke, etux | Same MORTGAGEE | Map 162-10 |
| 601 SUE DR. | | Par 142 |
| ANTIOCH, TN 37013 | | 5DU-60470 |

WARRANTY DEED

FOR AND IN CONSIDERATION 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, LYNDAL ROBERTS and wife, MARGARET ROBERTS, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said BEN DICKE and wife, JULIA K. DICKE, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 142 on the Plan of Brookview Estates, Section 2, of record in Book 4460, Page 163, Register's Office for said County.

Said Lot No. 142 fronts 90.0 feet on the southerly margin of Brookview Drive and extends back 149.37 feet on the easterly line and 142.98 feet on the westerly line to a dead line in the rear, measuring 81.63 feet thereon.

Being the same property conveyed to Lyndal Roberts and wife, Margaret Roberts, by deed from Terrence A. Payie and wife, Sadie B. Payie, of record in Book 7545, Page 661, said Register's Office.

This property is conveyed subject to the Plan of record in Book 4460, Page 163, said Register's Office; Restrictive Covenants of record in Book 4689, Page 561, said Register's Office; Deed of Trust of record in Book 6068, Page 536, said Register's Office; and to all applicable local government planning, building and zoning regulations.

Except for a certain mortgage to Administrator of Veterans Affairs, recorded in Book 6068, Page 536, of the Mortgage Records of Davidson County, Tennessee, the unpaid balance of which the Grantees hereby jointly and severally assume and agree to pay as part of the consideration herein; the Grantees also jointly and severally hereby assume the obligations of D. Scott Weaver and wife, Nancy G. Weaver, under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

This is improved property known as 556 Brookview Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said BEN DICKE and wife, JULIA K. DICKE, their heirs and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

Whenever 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 on this 28th day of October, 1988.

Lyndal Roberts
LYNDAL ROBERTS

Margaret Roberts
MARGARET ROBERTS

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

2252 10/31 0101 03CHECK 212.75

The actual consideration or value, whichever is greater, for this transfer is $62,500.00.

Julia K. Dicky
AFFIANT

Sworn to and subscribed before me this 28th day of October, 1988.

Tom G. Coleman, Jr.
NOTARY PUBLIC

My commission expires: 3-3-1992.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lyndal Roberts and wife, Margaret Roberts, 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 instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 28th day of October, 1988.

Tom G. Coleman, Jr.
NOTARY PUBLIC

My commission expires: 3-3-1992.

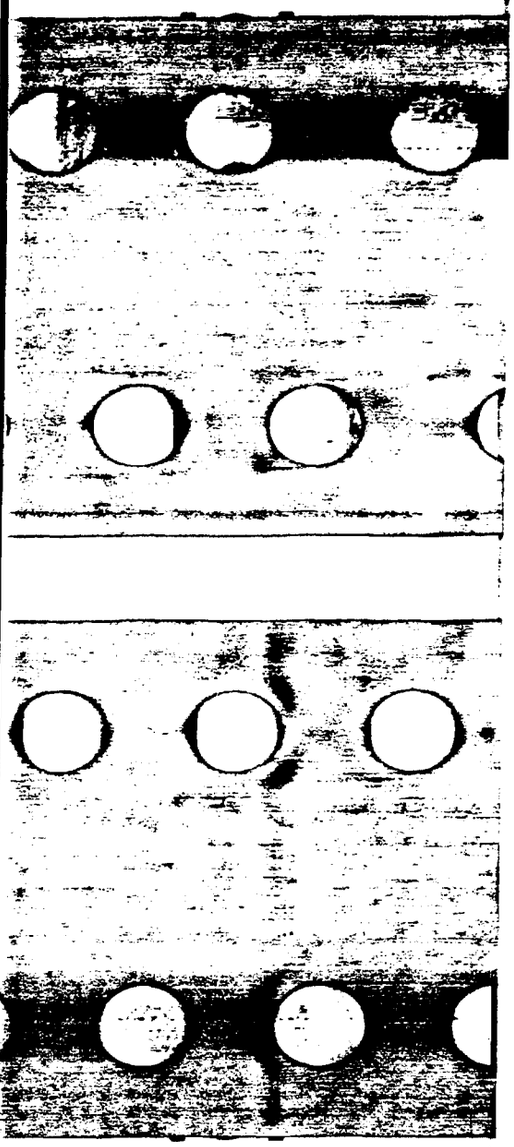
Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St. B-102
Brentwood, TN 37027

80805

IDENTIFICATION

OCT 31 8 46 AM '88

FILED & RECORDED
WILLIAMSON COUNTY, TN



**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 TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

CAMT 62500.00
CON TX 206.25
PRFEE 0.50
WDEED 6.00
TOTAL 212.75
CHECK 212.75

10/31/88 01 08:46 0001 2252

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.0.8.0.5.

IDENTIFICATION REFERENCE

OCT 31 8 46 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 148975