COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $63,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF May 1989.

Notary Public

MY COMMISSION EXPIRES: March 27, 1993

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christopher W. Rodriguez (NAME)	Fidelity Federal Savings & Loan (NAME)	103-12-60
208 Cherokee Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	26W-04264
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 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, Robert Bryan Easterling and wife, Carole Colton Easterling

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Christopher W. Rodriguez and wife, Lisa M. Rodriguez

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. 35, Block I on the Map of Cherokee Park Subdivision, Section 3, of record in Book 843, page 2 and 3, Register's Office for Davidson County, Tennessee.

Said Lot No. 35 fronts 60.00 feet on the easterly side of Cherokee Road and runs back 135.49 feet on the northerly line and 135.70 feet on the southerly line to a line in the rear which measures 60.00 feet thereon.

Being the same property conveyed to Robert Bryon Easterling and wife, Carole Colton Easterling, and James B. Elizer and wife, Frances G. Elizer by deed from Leonora B. Crouch as of record in Book 6797, page 502, said Register's Office. The said James B. Elizer and wife, Frances G. Elizer have since quitclaimed their interest in the property to Robert Bryan Easterling and wife, Carole Carlton Easterling by instrument of record in Book 7021, page 307, said Register's Office.

This conveyance is made subject to the following:

The Plan of record in Book 843, page 2, said Register's Office, shows an Owner's Certificate, and a 35 foot minimum building setback line from Cherokee Road.

The survey made by John Kohl & Company, P.C., dated September 26, 1986, shows the minimum building setback line has been violated.

Easement reserved for public utilities purposes and other reservations of record in Book 819, page 197, said Register's Office.

This is unimproved / improved (X) property, known as 208 Cherokee Avenue, Nashville, Tennessee 37205
(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 their hand s this 22nd day of May, 19 89

Robert Bryan Easterling — Carole Colton Easterling

Robert Bryan Easterling — Carole Colton Easterling

STATE OF TENNESSEE
Davidson County

BOOK 71 PAGE L

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert Bryan Easterling and wife, Carole Colton Easterling

the bargainor s, 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 Nashville, Tennessee, this 22nd day of May, 1989.

Elaine Phelps
Notary Public

Commission Expires 3/27/93

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
Robert Bryan Easterling and wife,
Carole Colton Easterling

TO
Christopher W. Rodriguez and wife,
Lisa ... Rodriguez

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

36518

RECEIVED FOR RECORD
MAY 26 4 04 PM '89

0448 05/26 0101 03CHECK 546

OFFICIAL RE[illegible]EIPT
FELIX Z. WILSO[illegible] II
REGISTER OF DAVIDSO[illegible]N COUNTY
NASHVILLE, TENN[illegible]SSEE

RECEIVED OF _____

FOR _____

BOOK 785 PAGE 992

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

	AMT
	~~163500.00~~
CON TX	539.55
PRFEE	0.50
WDEED	6.00
TOTAL	546.05
CHECK	546.05

05/26/89 01 16:05 0001 0448

3651 8

IDENTIFICATION REFERENCE

MAY 26 4 04 PM '89

No. 213815