6035
542722-1

BOOK 8002 PAGE 779

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Eli H. Jacobs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF December, 19 89.

Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church Street, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Eli H. Jacobs	Fidelity Federal Savings & Loan	118-13-133
3917 Albert Drive (NAME)	401 Union Street (NAME)	
Nashville, Tennessee 37215 (STREET ADDRESS OR ROUTE NUMBER)	Nashville, Tennessee 37219 (STREET ADDRESS)	
(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, Lanny Hester and wife, Kathleen T. Hester

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Eli H. Jacobs and wife, Adrian F. Jacobs

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. 10 on the Plan of Lipscomb Heights, of record in Book 2083, page 61, Register's Office for Davidson County, Tennessee.

Said Lot No. 10 fronts a total of 90.00 feet on the northwesterly side of Albert Drive and runs back on the northeasterly lot line 230.5 feet and 225.0 feet on the southwesterly lot line to a line in the rear which measures 95.00 feet thereon.

Being the same property conveyed to Lanny Hester by deed from Larry Jay Diamond, unmarried as of record in Book 6558, page 272, said Register's Office.

This conveyance is made subject to:
The Plan of record in Book 2083, page 61, said Register's Office, shows an Owner's Certificate, a 60 foot minimum building setback line from Albert Drive, and a 10 foot public utility and drainage easement on the rear lot line.

Restrictions contained in instrument of record in Book 2196, page 106, said Register's Office.

This is unimproved (XX) improved ( ) property, known as 3917 Albert Drive, 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 their hand s this 8th day of December, 19 89

Lanny Hester

Kathleen T. Hester

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lanny Hester and wife, Kathleen T. Hester

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 Nashville, Tennessee, this 8th day of December, 19 89.

Commission Expires 7/24/93

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___.

Commission Expires _____

_____ Notary Public

WARRANTY DEED

FROM
Lanny Hester and wife, Kathleen T. Hester

TO
Eli H. Jacobs and wife, Adrian F. Jacobs

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

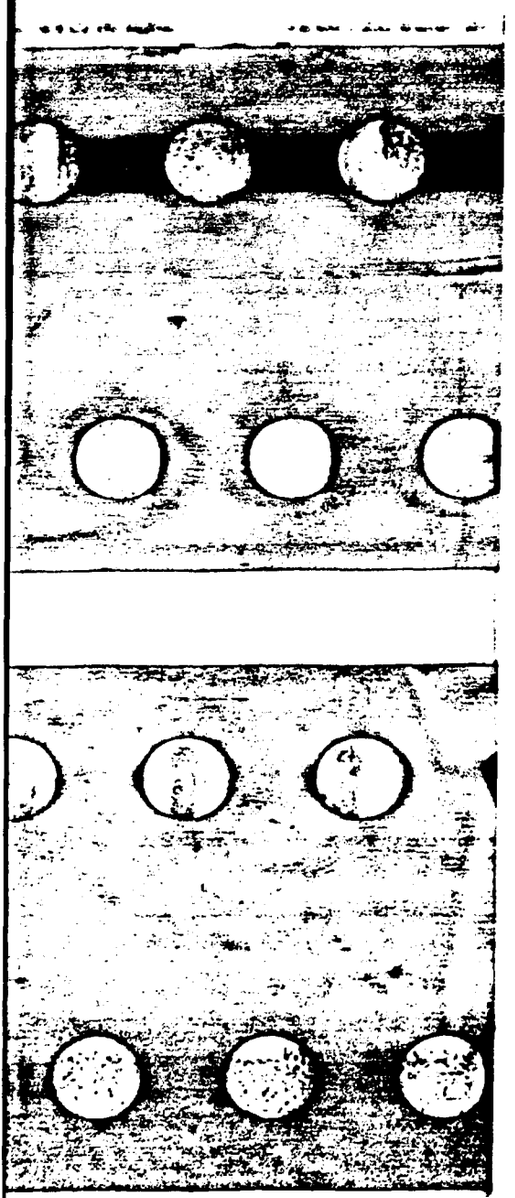
88471

IDENTIF. REFERENCE

DEC 11 3 18 PM '89

DAVIDSON COUNTY TN.

3682 12/11 0101 03CHECK 337.00



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
				100000.00
				CON TX 330.00
				PRFEE 1.00
				WDEED 6.00
				TOTAL 337.00
				CHECK 337.00
12/11/89	01			15:16 0001 3682

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88471

IDENTIF. REFERENCE

DEC 11 3 18 PM '89

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 275148