6344
99-980821-3

FORM NO. WD-1

BOOK 8097 PAGE 763

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $200,000.00

Frank S. Atchley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF April 19 90.

Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church Street, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank S. Atchley (NAME)	Fidelity Federal Savings & Loan (NAME)	103-12-278
3828 Richland Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	26W-02320
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, Grace C. McConnell, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank S. Atchley and wife, Pamela G. Curtis-Atchley

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 parts of Lots No. 205 and 207, block 10, Division "A" of Richland Realty Company's property, Plan of which is of record in Book 161, page 151, and Plan of Division "B" is recorded in Book 332, page 92, Register's Office for said County, the later plan showing an alley in the rear of the property herein conveyed.

BEGINNING at the northeasterly corner of Richland Avenue and Wilson Avenue; thence with the northerly margin of Richland Avenue, easterly 118 feet, more or less, to a point 5 feet easterly from the southwest corner of said Lot No. 205; thence at right angles, northerly, 192.5 feet, more or less, to a point on the southerly margin of an alley, 12 feet, more or less, easterly, from the easterly margin of Wilson Avenue; thence westerly with said alley, 12 feet, more or less, to the easterly margin of Wilson Avenue; thence with the eastelry margin of said Avenue, southerly, 215.16 feet, more or less, to the beginning corner.

Being the same property conveyed to Freeman E. McConnell and wife, Grace C. McConnell by deed from L. F. Braswell and wife, Dollie R. Braswell as of record in Book 3534, page 441, said Register's Office. The said Freeman E. McConnell having since died.

This conveyance is made subject to the following:
The Plan of record in Book 161, page 151, and Book 332, page 92, said Register's Office, shows an Owner's Certificate, no certain easements and setback lines.
*SEE REVERSE SIDE FOR CONTINUATION

This is (unimproved ( ) improved (X)) property, known as 3828 Richland 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 seised 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 her hand this 24th day of April, 19 90

Grace C. McConnell

Grace C. McConnell
Mrs. Freeman E. McConnell

STATE OF TENNESSEE
Davidson County

BOOK 8097 PAGE 764

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Grace C. McConnell, unmarried

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 24th day of April, 1990.

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___.

_____ Notary Public

Commission Expires_____

WARRANTY DEED

FROM
Grace C. McConnell, unmarried

TO
Frank S. Atchley and wife, Pamela G. Curtis-Atchley

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

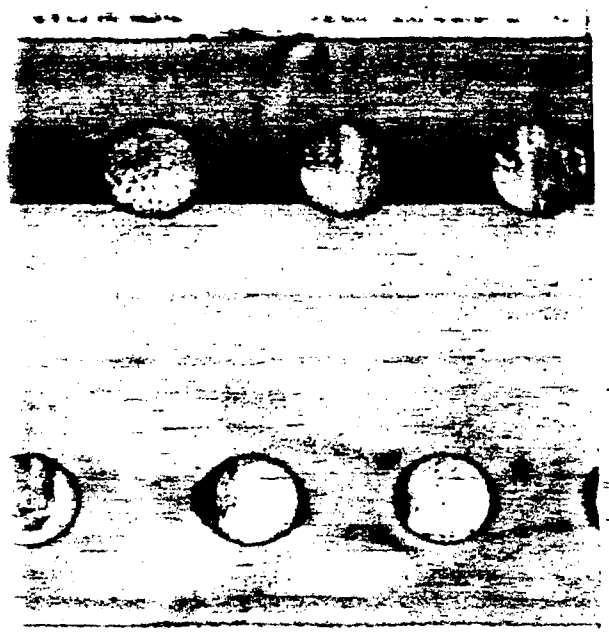
*CONTINUATION
Agreement by and between L. F. Braswell and wife, J. P. Barrow and wife, for the encroachment of a garage and a graveled driveway, dated April 20, 1963, of record in Book 3534, page 521, said Register's Office.

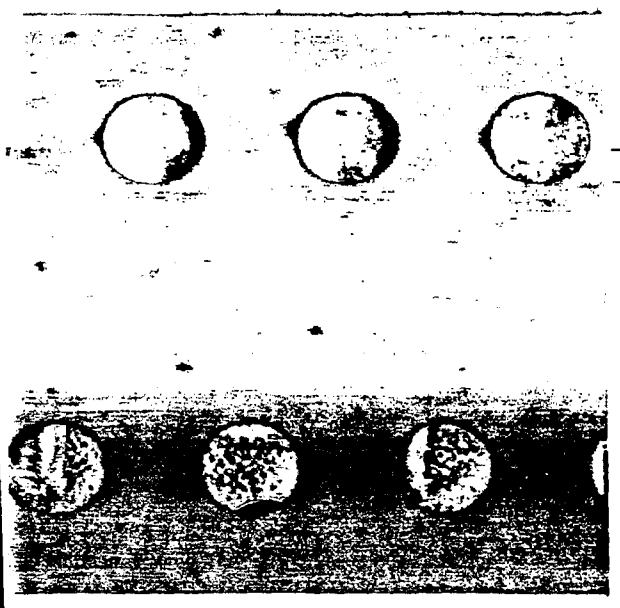
22345

IDENTIF. REFERENCE

APR 27 3 29 PM '90

667.00 CHECK 0101 04/27/90





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

RECEIVED OF _____

FOR _____

BOOK 8097 PAGE 765

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

CAMT
200000.00
CON TX 660.00
PRFEE 1.00
WDEED 6.00
TOTAL 667.00
CHECK 667.00
04/27/90 01 15:28 0001 5392

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

22345

IDENTIF. TREFERENCE

APR 27 3 29 PM '90

DAVIDSON COUNTY TN.

No. 314449