6378

BOOK 8113 PAGE 181

FORM NO. WD-1

File 14

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $65,900.00

Debra Lynn Taylor
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF May 19 90

Notary Public

MY COMMISSION EXPIRES: 7/25/93

(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
Rickie Joe Walker (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	096-09-068
2715 Emery Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	03DZ-10090
Nashville, Tennessee 37214 (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, C. Burton Dietz and wife, Kathleen H. Dietz

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rickie Joe Walker and wife, Debra Lynn Taylor

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. 16 on the Plan of Meadowview Acres as of record in Book 2133, page 50 Register's Office for Davidson County Tennessee.

Said Lot 16 a total of front 137.6 feet on the southerly side of Emery Drive and runs back 301.7 feet on the westerly line and 302.9 feet on the easterly line, to a point in the rear being triangular in shape.

Being the same property conveyed to C. Burton Dietz and wife, Kathleen H. Dietz by deed from Anna W. Gaskin as of record in Book 7563, page 450, said Register's Office.

This conveyance is made subject to:
The Plan of record in Book 2133, page 50, said Register's Office, shows an Owner's Certificate, a 50 foot minimum building setback line from Emery Drive, a 10 foot public utility and drainage easement on the east line of said lot. TVA Easement across the rear portion of said lot.

Restrictions contained in instrument of record in Book 2144, page 517, said Register's Office.

Easement for T.V.A. Power lines in Book 1291, page 109, and Book 1432, page 596, said Register's Office.

This is unimproved ( ) improved (X) property, known as 2715 Emery Drive, Nashville, Tennessee 37214
(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 our hand this day of , 19

C. Burton Dietz

Kathleen H. Dietz
By: C. Burton Dietz
C. Burton Dietz, Attorney-in-fact

8113

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STATE OF TENNESSEE
Davidson County

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

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 14th day of May, 19 90.

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 C. Burton Dietz and wife, Kathleen H. Dietz

TO Rickie Joe Walker and wife, Debra Lynn Taylor

27658

IDENTIFICATION REFERENCE

MAY 21 1 38 PM '90

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

3333 05/21 01 03CHECK 224.47

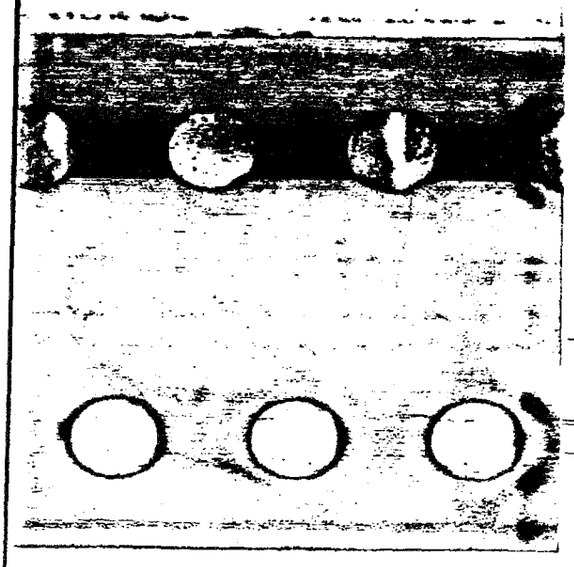
STATE OF Tennessee)
COUNTY OF Davidson)

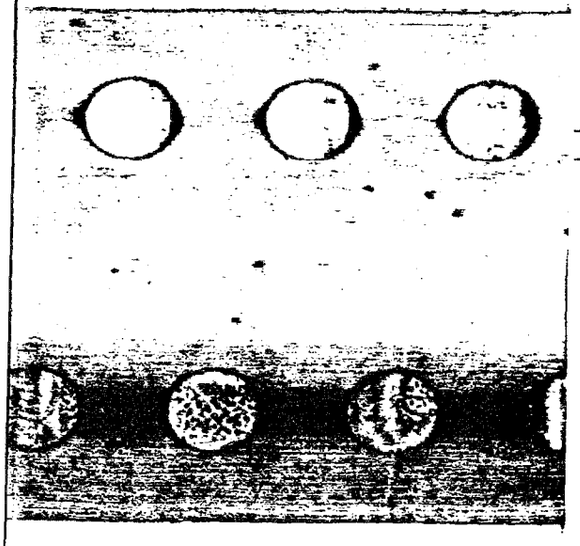
Personally appeared before me, _____ a Notary Public, C. Burton Dietz, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-fact of Kathleen H. Dietz, the maker or a constituent of the maker and authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 14th day of May, 1990.

_____ Notary Public

My Commission expires: 3/27/93





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

RECEIVED OF _____

FOR _____ BOOK 8113 PAGE 183

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 65900.00
CON TX 217.47
PRFEE 1.00
WDEED 6.00
TOTAL 224.47
CHECK 224.47

05/21/90 01 13:38 0001 3398

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27698

IDENTIFICATION REFERENCE

MAY 21 1 38 PM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 320826