Box 58/RODC,TN

BOOK 8298 PAGE 490

STATE OF TENNESSEE
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39,500.00

Marvin L. Gardner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF February, 1991

Carla K. Arnold
Notary Public

MY COMMISSION EXPIRES: 1-1-93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Settles, Combos, et al, P. O. Box 56, First American Center, Nashville, TN 37238-0056

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS
Marvin L. Gardner (NAME)	First American National Bank (NAME)	Map 83-1
1008 Granada Court (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 241954 (STREET ADDRESS)	Parcel 197
Nashville, TN 37206 (CITY) (STATE) (P.O. ZIP)	Memphis, TN 38124-1954 (CITY) (STATE) (P.O. 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 L. Kaatrude

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marvin L. Gardner, a single person

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:

Being Lot No. 6 on the Plan of Granada Place, of record in Book 3106, page 34, Register's Office for Davidson County, Tennessee.

Said Lot No. 6 fronts 40 feet on the southerly margin of Granada Court and extends back 143.6 feet on the easterly line and 102.2 feet on the westerly line to a dead line in the rear, measuring 90 feet thereon.

Being the same property conveyed to Robert L. Kaatrude by deed from Charles T. Barnett, Chief Property Officer, Office of Housing Management, HUD Service Office, Nashville, Tennessee, acting on behalf of Samuel R. Pierce, Jr., Secretary of Housing and Urban Development, of record in Book 5914, page 263, Register's Office for Davidson County, Tennessee.

This is not Robert L. Kaatrude's primary residence.

1991 Taxes have been prorated as of date of deed.

This conveyance is made subject to all matters as set out in Plat Book 3106, page 34; and restrictive covenants of record in Book 3252, page 25, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 1008 Granada Court (House Number) (Street) | Nashville (P. O. Address) (City or Town) | 37206 (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 my hand this 21st day of February, 19 91

Robert L. Kaatrude

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, Robert L. Kaatrude

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of February, 1991.

Commission expires 1-11-92

Carla K. Garrell
Notary Public

CARRELL NOTARY PUBLIC TENN

STATE OF TENNESSEE
County of _____

Personally appeared before me, _____

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 _____ of the maker or a constituent of the maker and is 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 _____ day of _____, 19____.

Commission expires _____

Notary Public

WARRANTY DEED

FROM

Robert L. Kaatrude

TO

Marvin L. Gardner, a single person

9486 02/25 0101 03CHECK 137.35

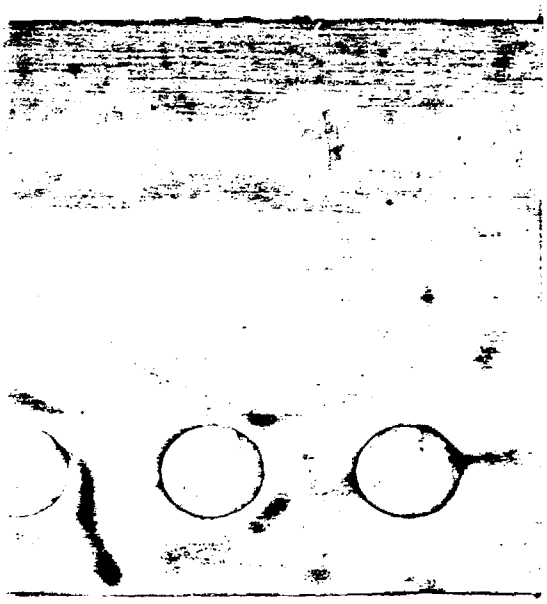
IDENTIF. REFERENCE

FEB 25 3 30 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

95088

Prepared by:
Settles, Combos, et al
315 Deaderick, Suite 1465
Nashville, TN 37238-1465



OFFICIAL RECEIPT

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

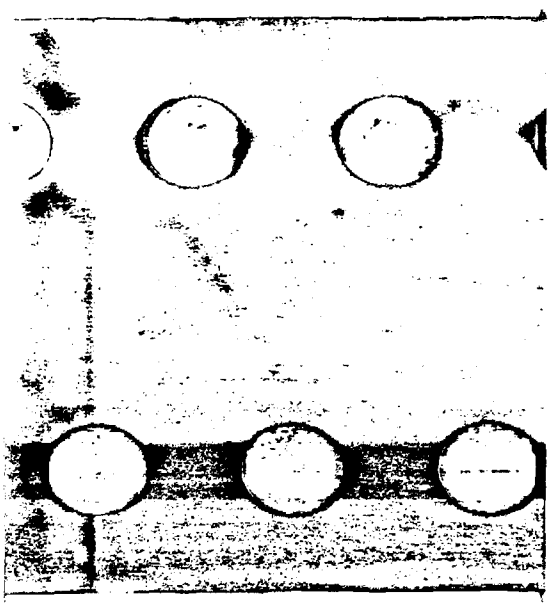
RECEIVED OF _____

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



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95088

IDENTIF. TREFERENCE

FEB 25 3 31 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

CAMT	39500.00
CON TX	130.35
PRFEE	1.00
WDEED	6.00
TOTAL	137.35
CHECK	137.35

02/25/91 01 15:32 0001 9486

No. 399739