Rec 1

FORM NO. WD-1

BOOK 8407 PAGE 482

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 88,916.53

x James E. Bills
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July, 19 91.

Notary Public

MY COMMISSION EXPIRES: October 9, 1991

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Gary E. Fisner, Attorney,, 2711 Murfreesboro Rd. #105, Antioch, TN 37013
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	Mortgagee: and Send Tax Bill To:	MAP-PARCEL NUMBERS
James E. Bills (NAME)	Fidelity Federal Savings and Loan Association (NAME)	161-10-0-B
412 Windsor Court (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	53.0 CO
Nasnville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Nasnville, TN 37219 (CITY) (STATE) (ZIP)	6DU 82414

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, Tnomas L. Rule and wife, Regina U. Zuleeg

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James E. Bills and wife, Shirley W. Bills

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. 244 on tne Plan of Villages of Brentwood, Pnase Six, Second Revision as of record in Plat Book 6900, Page 316, Register's Office for said County, to wnicn reference is made for a more complete description.

Being tne same property conveyed to Tnomas L. Rule and wife, Regina U. Zuleeg by deed of record in Book 7807, Page 403, Register's Office for Davidson County, Tennessee.

Tnis conveyance is subject to any and all existing restrictions and easements of record.

Tnis conveyance is subject to a certain Deed of Trust securing tne payment of a promissory note to Fidelity Federal Savings and Loan Association of record in Book 7807, Page 406, said Register's Office witn a present unpaid balance of approximately $91,016.53, wnicn tne Grantees nerein nereby assume and agree to pay. Tne escrow account in connection witn said loan is nereby transferred to Grantee.

Tne grantee futner assumes tne obligation of tne grantor and/or original mortgagor under the terms of any instrument, regulations or laws creating the loan to indemnify tne Department of Veterans Administration or Federal Housing Administration to tne extent of any claim of payment arising from tne guaranty or insurance of tne indebtedness.

RECORDER'S MEMO
Legibility of writing, Typing or Printing in This Document Unsatisfactory When Received.

This is (unimproved) (X) property, known as 412 Sandwich Court, Nasnville, TN 37211
(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 s this 26th day of July, 19 91

Tnomas L. Rule

Regina U. Zuleeg
Regina U. Zuleeg

CONSTANCE M. CRAGE
Notary Public, Wayne County, MI
Acting in Washtenaw County
My Commission Expires Jan. 9, 1995

STATE OF MICHIGAN
WASHTENAW County } BOOK 8407 PAGE 483

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas L. Rule and wife, Regina U. Zuleeg

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that tney executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this 24th day of July, 19 91.

Commission Expires 01/09/95

Constance M. Crage
Notary Public
Constance M. Crage, Wayne County, acting in Washtenaw County

STATE OF TENNESSEE
Davidson County } WITNESSES: Eileen Mays Green
Eileen Mays Green
Patricia J. Suggitt

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

~~Thomas L. Rule and wife, Regina U.~~ Zuleeg

TO

James E. Bills

IDENTIFICATION REFERENCE

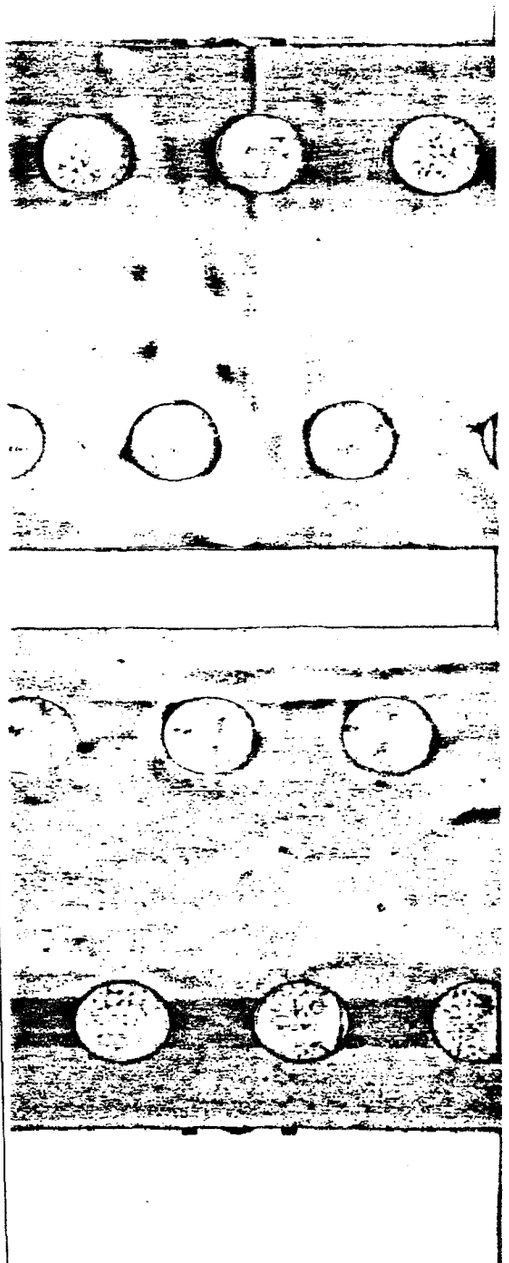
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JUL 29 1 49 PM '91
FELIX Z WILSON TT REGISTER
DAVIDSON COUNTY, TN

RECORDER'S MEMO
Legibility of Writing, Typing or Printing Unsatisfactory When Received

5959 07/29/91 0101 03CHECK 372.83

Guaranty Title and Escrow Co.
Suite 105, Priest Lake Professional Building
2711 Murfreesboro Road
Antioch, Tennessee 37013
Phone (615) 367-0595
Phone (615) 367-0697



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8407 PAGE 484

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 98916.53
				CON TX 365.93
				PRFEE 1.00
				WDEED 6.00
				TOTAL 372.93
				CHECK 372.93
			07/29/91 01	13:51 0001 5969

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 4 5 2 5.

IDENTIFICATION REFERENCE

Jul 29 1 49 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 444927