BOOK 8418 PAGE 584

This Instrument Was Prepared By:
Gregory & Gregory, Attorneys at Law
508 Hill Street
Springfield, TN 37172

New Owner:

Brian E. Celatka and Wife, Mary B. Celatka
306 Utley Drive
Goodlettsville, Tn. 37072

Send Tax Bills to:

Dominion Bankshares Mortgage Corp.
P. O. Box 12701
Roanoke, VA.

Map & Parcel 18-7-54

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ten ($10.00) dollars, cash in hand paid, by the herinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we,

John A. Martin, Sr. Estates

the GRANTORS herein, have this day bargained and sold, and does hereby sell transfer and convey unto

Brian E. Celatka and Wife, Mary B. Celatka

the GRANTEES herein, their heirs and assigns, the following described tract or parcel of property located in Davidson County, Tennessee, to-wit:

BEING Lot No. 89 on the Plan of Connell Estates Subdivision Section III as of record in Plat Book 3600, page 31, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to John A. Martin and Erma G. Martin by deed of record in Book 3892, page 107, said Register's Office.

This conveyance is made subject to any and all restrictions and easements of record in said Register's Office, especially to those restrictions of record in Book 3672, page 251, said Register's Office.

2003 08/12 0101 03CHECK 276.73

38488

IDENTIFICATION REFERENCE

AUG 12 11 34 AM '91

REGISTER'S OFFICE
DAVIDSON COUNTY, TENNESSEE

This is ____improved property known as:

306 Utley Drive, Goodlettsville, Tn. 37072

TO HAVE AND TO HOLD the premises aforesaid, together with all the appurtenances and immunities thereto pertaining, unto the said Grantees, their heirs, successors and assigns forever; and we do covenant with the said Grantees, their heirs, successors and assigns, that we are lawfully seized in fee of said land; that they have a good and perfect right to make this conveyance; that said land is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves our heirs and assigns to warrant and forever defend the title in and to said land against the lawful claims and demands of all person, whomsoever. Wherever used herein the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands on the date contained in the notary acknowledgement herein below.

Michael W Martin, Charles S. Sweeney Kimberly J. Craddock

John A. Martin, Sr. Estates

Deloris A Eatherly, John A Martin Jr, Martin Gregg Sweeney

Helen M. Jones, Dot Lazluley, Jeff Sweeney

STATE OF TENNESSEE COUNTY OF Robertson

Personally appeared before me a notary public in and for said County and State, Michael W. Martin, Charles S. Sweeney, Kimberly J. Craddock, Deloris A. Eatherly, John A. Martin, Jr., * the bargainors, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Springfield Tennessee, this 31st day of July, 1991.

My Commission Expires:

2-1-94

Patsi B. Mayo
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE COUNTY OF Robertson

The actual consideration or value, whichever is greater, for this transaction is $ 72,900.00

Bri E. Clark
Affiant

Sworn and subscribed to before me this 31st day of July, 1991.

My Commission Expires:

2-1-94

Patsi B. Mayo
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

* Martin Gregory Sweeney, Helen M. Jones, Dot Lazluley, Jeff Sweeney.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8418 PAGE 586

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 72900.00
CON TX 269.73
PRFEE 1.00
WDEED 6.00
TOTAL 276.73
CHECK 276.73
08/12/91 01 11:35 0001 2888

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38488

IDENTIFICATION REFERENCE

AUG 12 11 34 AM '91

No. 449448