BK 37 LL

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Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Robert L. Ealy 469 Dover Glen Nashville, TN 37013	103-15A-15-CO, BDA 60175	Owner

This instrument prepared by: Boult, Cummings, Conners & Berry (apc)
222 Third Avenue, North, P.O. Box 198062, Nashville, TN 37219

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, WILBUR J. FESMIRE, and wife ANN G. FESMIRE (the "Grantors"), have bargained and sold, and by these presents do transfer and convey to ROBERT L. EALY (the "Grantee"), Grantee's heirs and assigns, the following land in Davidson County, State of Tennessee (the "Property"):

Being Lot No. 15 on the revised Plan of Postwood, as of record in Book 5200, page 104 Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description. Being the same property conveyed to Wilbur J. Fesmire and wife, Ann G. Fesmire, by deed from Ted Feldman, of record in Book 5392, page 855, said Register's Office.

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the following:

1. Real estate taxes for the current year which have been prorated between the parties.

2. Declaration of Covenants, Conditions and Restrictions for Postwood, including but not limited to Liens and Special Assessments of record in Book 5116, page 225, and amended in Book 5362, page 13, Register's Office for Davidson County Tennessee; Book 5635, page 706, as corrected in Book 5794, page 68, Book 5910, page 322, and Book 8240, page 746, Register's Office for Davidson County, Tennessee.

3. Easements for public utilities, anchor easements, and building setback lines and conditions of owner's certificate, as shown on the Plan of record in Book 5200, page 104, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $43,000.00.

Robert L Ealy
Affiant

Subscribed and sworn to before me this 25th day of October, 1991.

Katherine W. Edson
Notary Public
My Commission Expires 11/16/92

This is unimproved property, known as Lot No. 115, Postwood Place, Nashville, Tennessee.

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's heirs and assigns, forever.

Grantors covenant with the Grantee that Grantors are lawfully seized and possessed of the Property in fee simple; that Grantors have a good right to convey the Property, and that the Property is unencumbered except as set forth hereinabove.

Grantors further covenant and bind themselves to warrant and forever defend the title to the Property to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have executed this Deed this 25 day of October, 1991.

WILBUR J. FESMIRE

By: Paul A. Alexis
Paul A. Alexis, Attorney-in-Fact

ANN G. FESMIRE

By: Paul A. Alexis
Paul A. Alexis, Attorney-in-Fact

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Loretta B Lane, Notary Public, Paul A. Alexis, 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 Wilbur J. Fesmire, and who is authorized by Wilbur J. Fesmire to execute this instrument on behalf of Wilbur J. Fesmire.

WITNESS my hand, at office, this 25 day of October, 1991.

Loretta B Lane
Notary Public

My Commission Expires: 5/23/94

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Loretta B. Lane, Notary Public, Paul A. Alexis, 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 Ann G. Fesmire, and who is authorized by Ann G. Fesmire to execute this instrument on behalf of Ann G. Fesmire.

WITNESS my hand, at office, this 25 day of October, 1991.

Loretta B. Lane
Notary Public

My Commission Expires: 5/23/94

WP:apcwdfes

6013 10/25 0101 03CHECK 169.10

5,704.8.

IDENTIFICATION REFERENCE

Oct 25 1 35 PM '91

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 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 43000.00
CON TX 159.10
PRFEE 1.00
WDEED 9.00
TOTAL 169.10
CHECK 169.10
10/25/91 01 13:35 0001 6013

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.0 4.8.

IDENTIFICATION REFERENCE

OCT 25 1 35 PM '91

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 470723