Box 20

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP-PAR NO.
Tod J. Waller and wife, Cathy A. Waller 2025 Rice Ave. Nashville, TN	S.A.M.E.	MAP 135 PARCEL 20

BOOK 8772 PAGE 560

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **TEN AND NO/100 ($10.00) DOLLARS**, cash in hand paid by the hereinafter named Grantee(s) and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Joseph D. Rodgers and wife, Sandra Rodgers**, have bargained and sold, and by these present do transfer and convey unto the said **Tod J. Waller and wife, Cathy A. Waller** the Grantee(s) herein their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 15 and a part of a 50 foot strip lying northwesterly and in the rear of said lot as shown on the Plan of D.W. White's Subdivision at Una, Tennessee, not of record, described according to a copy of a survey made by S.M. McMurray Engineering Co., May 15, 1934, as follows:

BEGINNING at a point in the southwesterly margin of Rice Avenue at the common corner of Lots No. 15 and 16; thence in a southwesterly direction along the line of said lots and along the line of said lots extended, 200 feet to a point; thence northwesterly 123.5 feet to a point; thence in a northeasterly direction, along the northerly line of Lot No. 15 and said line extended, 205.4 feet to the southwesterly margin of said Avenue; thence with said Avenue southeasterly 79 feet to the point of beginning.

Being the same property conveyed to Joseph D. Rodgers and wife, Florence E. Rodgers by deed from Milburn Ellis and wife, Harriett Ellis of record in Book 3826, page 7, Register's Office for Davidson County, Tennessee.

The said Florence E. Rodgers having since Died.

This is improved property known as: **2025 Rice Avenue, Nashville, TN**

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 the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all gender.

Witness our hands this 31st day of October, 1992.

† Joseph D Rodgers
Joseph D. Rodgers

† Sandra Rodgers
[redacted]. Rodgers

59894

IDENTIFICATION REFERENCE

NOV 2 9 45 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

1887 11/02 0101 03CHECK 219.90

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Joseph D. Rodgers** and wife Sandra Rodgers 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 on this 31st day of October, 1992.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-96

****

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $ 57,000.00

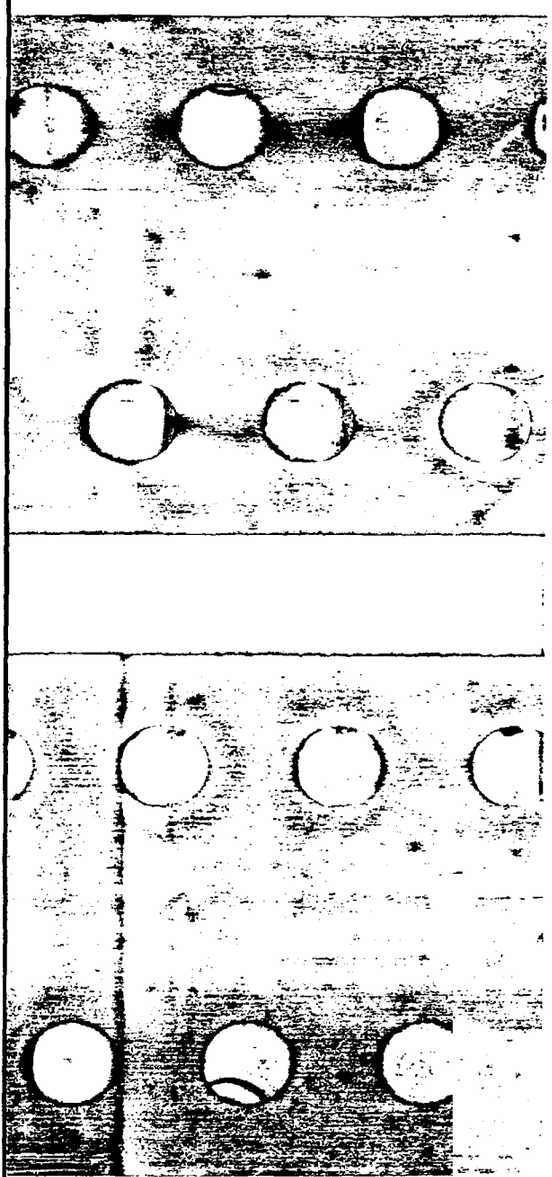
AFFIANT

Sworn to and subscribed before me this 31st day of October, 1992.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-26-96

This instrument prepared by:
Rick M. Johnson, 3221 Nolensville Rd., Ste. #1, Nashville, TN 37211
(615) 833-5858



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

RECEIVED OF _____

FOR _____

BOOK 8772 PAGE 562

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	57000.00
CON TX	210.90
PRFEE	1.00
WDEED	8.00
TOTAL	219.90
CHECK	219.90

11/02/92 01 09:43 0001 1887

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 9 8 9 4

IDENTIFICATION REFERENCE

NOV 2 9 45 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 585769