Name and Address of New Owner:
Viola Louise Hellermann
112 Cedarcrest Dr.
Hendersonville, TN 37075

PREPARED BY:

File Box 21

DAVID G. ROGERS
ATTORNEY AT LAW
MOORELAND MANSION, STE. 200
P. O. BOX 1588
BRENTWOOD, TN 37024-1588

Send Tax Bills to:
Same

Map & Parcel No.:
Map # 93-8
Parcel #30

WARRANTY DEED

BOOK 891 PAGE 470

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $10,000.00.

Affiant

Subscribed and sworn to before me, this 30th day of March, 1993.

" OFFICIAL SEAL "
VALERIA HECKERT
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXP. 12/9/95

My Commission Expires: December 9, 1995

WHEREAS, by Quitclaim Deed recorded in Book 555, page 349, in the Register's Office of Davidson County, Tennessee, Arthur K. Hellermann and wife, Viola Louise Hellermann, conveyed unto Robert A. Utke and wife, Doris L. Utke, certain property in the County of Davidson, Tennessee;

AND WHEREAS, an error was made in said quitclaim deed inasmuch as the grantor (Arthur K. Hellermann) intended that his wife, Viola Louise Hellermann, receive a life estate through the quitclaim deed.

NOW, THEREFORE, IN CONSIDERATION of Ten Thousand and No/100th Dollars ($10,000.00) and for the purpose of correcting the aforementioned conveyance, we, Robert A. Utke and wife, Doris L. Utke, do hereby sell, transfer and convey unto Viola Louise Hellermann fee simple title in the following described real estate in the County of Davidson, Tennessee:

> LAND in Davidson County, Tennessee, being part of Lot No. 1, Lots 2 to 5, both inclusive, part of Lot No. 6 and Lots Nos. 7 to 12, both inclusive of Block B, and Lots Nos. 1 to 12, both inclusive of Block C, part of a 16 foot alley No. 451 lying East of South Sixth Street, part of Boyce Street, and part of a 20 foot alley, No. 452 lying West of South Seventh Street, all between Lenore and Crutcher Streets, closed by Ordinance No. 62-279 of record in the Office of the Metropolitan Clerk, on the Plan of D. E. Cooper's Addition to East Nashville, of record in Book 57, Page 154, Register's Office for Davidson County, Tennessee, and described together

according to a survey made by Barge, Waggoner & Sumner, Engineers, on April 9, 1962, as follows:

BEGINNING on an iron pin, the southwest intersection of Lenore Street and South Seventh Street; thence with the westerly margin of South Seventh Street, South 25 deg. 27 min. East 320 feet to an iron pin in the northerly margin of Crutcher Street; thence with the northerly margin of Crutcher Street, South 65 deg. 07 min. West 686.54 feet to an iron pin at the beginning of a curve; thence with said curve with a radius of 55.00 feet in a northwesterly direction, 85.85 feet to an iron pin in the easterly margin of South Sixth Street; thence with the easterly margin of South Sixth Street, North 25 deg. 27 min. West 240.29 feet to an iron pin at the beginning of a curve; thence with said curve with a radius of 25.00 feet in a northeasterly direction 39.52 feet to an iron pin in the southerly margin of Lenore Street; thence with the southerly margin of Lenore Street, North 65 deg. 07 min. East 715.75 feet to the beginning .

BEING the same property conveyed to Arthur K. Hellermann, an individual, unmarried, by deed from The Nashville Housing Authority, of record in Book 4097, Page 849, in the Register's Office for Davidson County, Tennessee.

This is improved property known as Lenore Street Garden Homes, Nashville, Tennessee.

This conveyance is subject to such restrictions, limitations and encumbrances as may affect the premises and specifically subject to the Deeds of Trust of record in Book 4100, Page 946; Book 4281, Page 365 and Book 4281, Page 370 and subject to the Regulatory Agreement between Arthur K. Hellermann and the Federal Housing Commission dated January 31, 1967 of record in Book 4100, Page 951; and subject to a perpetual easement to Nashville Gas Company of record in Book 4279, Page 382; and subject to restrictive covenants of record in Book 3368, Page 23 and in the Deed of record in Book 4097, Page 849, all in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the same unto the said Viola Louise Hellermann. We covenant that on the date of said deed, we were conveyed fee simple title from Arthur K. Hellermann, and by virtue of same, we currently have full power and lawful authority to sell and convey the subject property, subject to the limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 30th day of March, 1993.

Robert A. Utke
ROBERT A. UTKE

Doris L. Utke
DORIS L. UTKE

STATE OF ILLINOIS
COUNTY OF WASHINGTON

Personally appeared before me, Valeria Heckert, a Notary Public in and for said county, Robert A. Utke and Doris L. Utke, his wife, the within named bargainors, 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, at office, this 30th day of March, 1993.

" OFFICIAL SEAL "
VALERIA HECKERT
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXP: 12/9/95

Valeria Heckert
Notary Public

My Commission Expires: December 9, 1995

07521

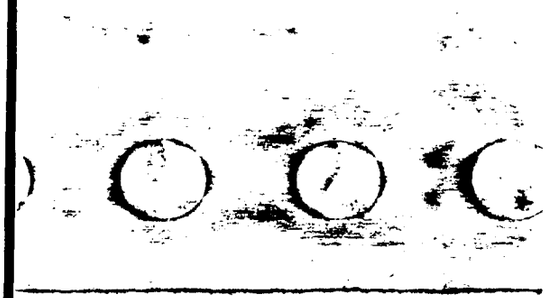
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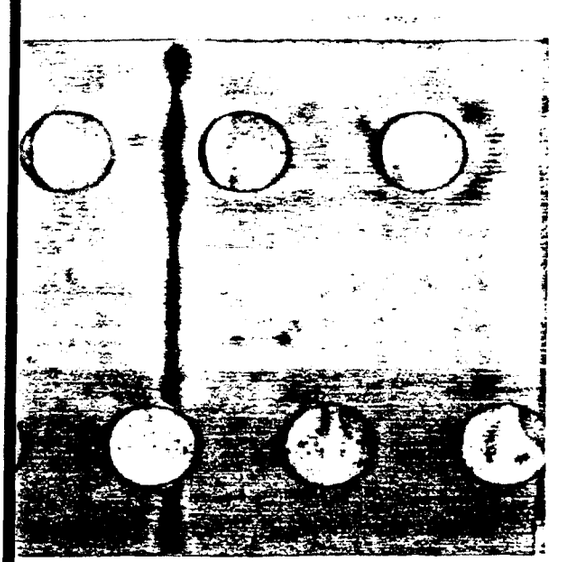
APR 7 11 25 AM '93

DAVIDSON COUNTY, TN

3110 04/07 0101 03CHECK 50.00







OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8910 PAGE 473

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 10000.00
CON TX 37.00
PRFEE 1.00
WDEED 12.00
TOTAL 50.00
CHECK 50.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/07/93 01 11:24 0001 3110

07521

IDENTIFICATION REFERENCE

APR 7 11 25 AM '93

J. WILSON, JR. REGISTER
DAVIDSON COUNTY, TN

No. 637900