BOOK 8996 PAGE 765

PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) (Title No: 33378)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 153000.00

Affiant

Sworn and subscribed before me this 24th day of June, 1993.

Notary Public

My Comm. Expires: 7/27/96

ADDRESS NEW OWNER:	RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PARCEL NUMBERS
Judith Ann Guidroz Mark James Guidroz 1211 Goodloe Drive Nashville, TN 37215	Leader Federal Bank for Savings P. O. Box 2926 Memphis, TN 38101-2926	131-15-078

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Richie R. Nelson and spouse, Laurie F. Nelson,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Judith Ann Guidroz and spouse, Mark James Guidroz,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 24 on the plan of Harpeth Acres Section 4, of record in Book 2133, page 65, Register's Office for said County.

SAID Lot No. 24 fronts 202 feet on the southerly margin of Goodloe Drive and extends back 254.1 feet on the westerly line and 241.8 feet on the easterly line to a broken line in the rear, measuring 184.8 feet thereon.

BEING the same proeprty conveyed to Richie R. Nelson and wife, Laurie F. Nelson by deed form Simon E. Morehead and wife, Mary J. Morehead of record in Book 6809, page 19, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to restrictive covenants of record in Book 2195 Page 473 said Register's Office, and to the matters set forth in the referenced Plan of record, a 10 foot easement for sanitary sewers and/or storm drainage west of and adjacent to a 10 foot utility easement along the easterly line of said lot and a 10 foot temporary construction easement west of and adjacent thereto, all as granted to Metropolitan Government by instrument of record in Book 4405, page 36, said Register's Office and to any and all matters shown on the herein referenced Plan of record in said Register's Office.

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN. 93 JUN 29 AM 11:14

IDENTIF. → REFERENCE 35506

This is improved property, known as: 1211 Goodloe Drive, Nashville, TN 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 24th day of June, 1993.

Richie R. Nelson — **Richie R. Nelson**

Laurie F. Nelson — **Laurie F. Nelson**

3227 06/29 0101 03CHECK 575.10

State of Tennessee
County of Davidson

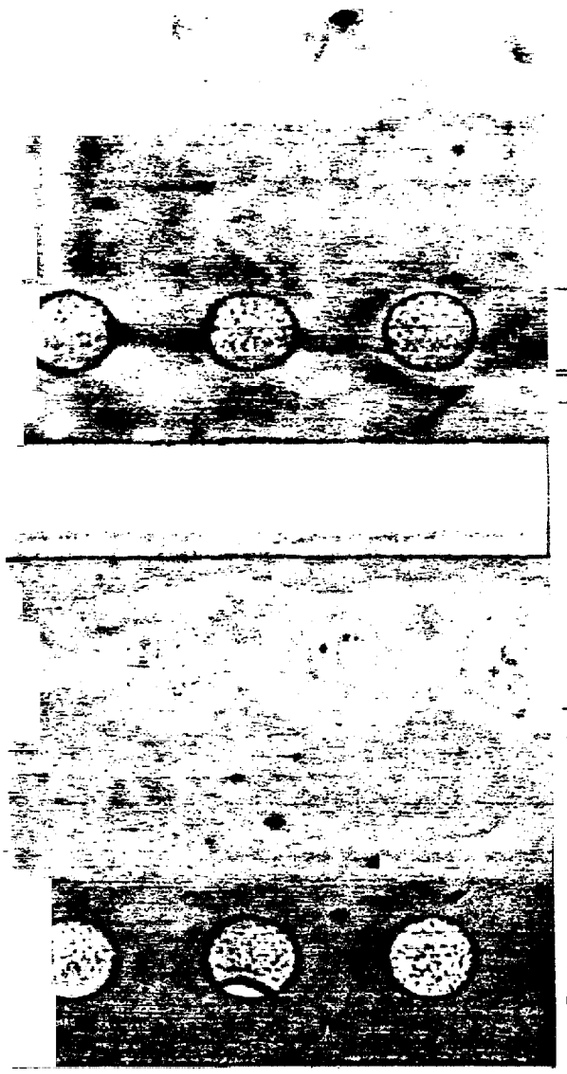
On this 24th day of June, 1993, before me the undersigned authority, personally appeared **Richie R. Nelson** and **Laurie F. Nelson,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/96

Notary Public

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	
				153000.00
			CON TX	566.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	575.10
			CHECK	575.10
06/29/93	01		11:14 0001	3227

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35506
IDENTIF. ↑ REFERENCE

93 JUN 29 AM 11:14
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 668421