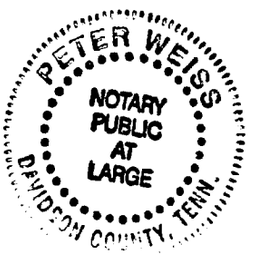
BOOK 9458 PAGE 468

File in Box No. 19 B

94-8-47



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Timothy L Morell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF September 19 94

Notary Public

MY COMMISSION EXPIRES: September 16, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TIMOTHY L. MORELL	"NEW OWNERS"	MAP 062-11
(NAME)	(NAME)	
2831 Gaywinds Court		PARCEL 037
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		FB # 03DZ-50418
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, NANCY HELEN BAUER, A SINGLE PERSON, AS DEVISEE UNDER THE WILL OF ROSEMARY KEMPF BAUER, DECEASED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TIMOTHY L. MORELL AND WIFE, KELLI L. MORELL

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 183 on the Plan of Sutherland Heights, Section 5, of record in Book 2900, Page 1, Register's Office for Davidson County, Tennessee.

SAID Lot No. 183 fronts 90 feet on the northeasterly side of Gaywinds Court and runs back 391.4 feet on the southeasterly line and 415.6 feet on the northwesterly line to a dead line in the rear, which is a broken line, measuring 257.7 feet thereon.

BEING the same property conveyed to W. A. Bauer and wife, Rosemary K. Bauer, by Deed from Elm Hill Homes, Inc., of record in Book 3096, Page 283, Register's Office for Davidson County, Tennessee. The said W. A. Bauer and wife, Rosemary K. Bauer having since died, and the said W. A. Bauer having predeceased Rosemary K. Bauer. The said property was devised to Nancy Helen Bauer by the Last Will and Testament of Rosemary Kempf Bauer, of record in Will Book 186, Page 163, Probate Clerk's Office for said County.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

unimproved ( )
This is improved (X) property, known as 2831 Gaywinds Court, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 2nd day of September 19 94

Nancy Helen Bauer

NANCY HELEN BAUER, AS DEVISEE
UNDER THE WILL OF ROSEMARY KEMPF BAUER,
DECEASED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 9458 PAGE 469

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named NANCY HELEN BAUER, A SINGLE PERSON, AS DEVISEE UNDER THE WILL OF ROSEMARY KEMPF BAUER, DECEASED

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, _____, Tennessee, this 2nd day of September, 19 94.

Commission expires September 16, 1995

Notary Public

NOTARY PUBLIC AT LARGE TENN.

STATE OF TENNESSEE

COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

88666

IDENTIF. A REFERENCE

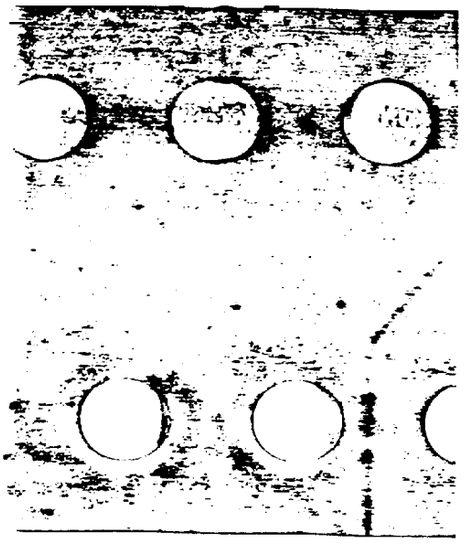
94 SEP -7 AM 11:23

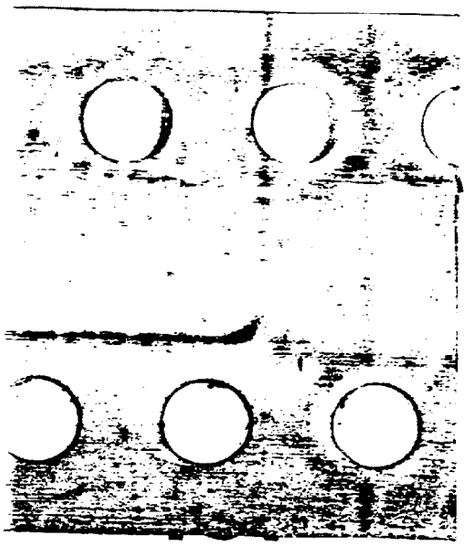
REGISTER DAVIDSON COUNTY, TN.

5022 09/07 0101 03CHECK

416.00

DCTN01W





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

RECEIVED OF _____

FOR _____

BOOK 9458 PAGE 470

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 110000.00
				CON TX 407.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 416.00
				CHECK 416.00
09/07/94	01			11:21 0001 6022

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88666
IDENTIF. & REFERENCE

94 SEP -7 AM 11:23
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 832383