33A

STATE OF TENNESSEE 5013-M
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ $49,500.00

Robert Bracey Nellie Nelson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August 19 95

Mark A. Ellmore
Notary Public Mark A. Ellmore

MY COMMISSION EXPIRES: 1/20/99

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, Attorney, 388 Harding Place, Suite C, Nashville, [illegible]

NAME	ADDRESS	MAP-PARCEL NUMBERS
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	
Robert Bracey	Fleet Mortgage Corp.	71-4-60
(NAME)	(NAME)	
2518 Jones Avenue	11200 West Parkland Avenue	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, Tennessee 37207	Milwaukee, WI 53224	
(CITY) (STATE) (P.O. 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, Allan C. Wendt, unmarried

hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Robert Bracey , a single person Nellie Nelson, a single person

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. 319 on the Plan of Joywood Heights, Section 2, of record in Plat Book 1130, pages 92 and 93, Register's Office for Davidson County, Tennessee, to which plat reference is here made for a more complete description thereof.

BEING the same property conveyed to Allan C. Wendt by deed from Maynard Wayne Stevens and wife, Georgia M. Stevens, filed of record in Book 9236, page 271, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

Lisbeth Wendt, spouse of Allan C. Wendt, joins in this conveyance to convey all right, title and interest she may have in the above referenced property, including but not limited to marital rights.

This is improved property known as 2518 Jones Avenue, Nashville, Tennessee 37207

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 his hand this 31st day of August, 19 95.

Allan C Wendt Lisbeth L. Wendt

Allan C. Wendt

5013-M

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Mark A. Ellmore, Jr., a Notary Public in and for said County and State, the within named Allan C. Wendt, unmarried the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of August, 19 95.

My commission expires 1/20/99

Notary Public Mark A. Ellmore, Jr.

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

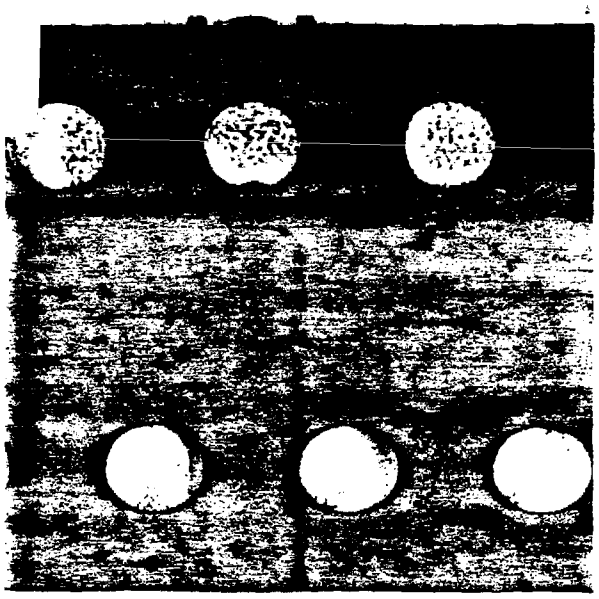
0096960

IDENTIF. → REFERENCE

95 SEP -5 PM 3:46

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0519 09/05 0101 03CHEDK 192.15



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

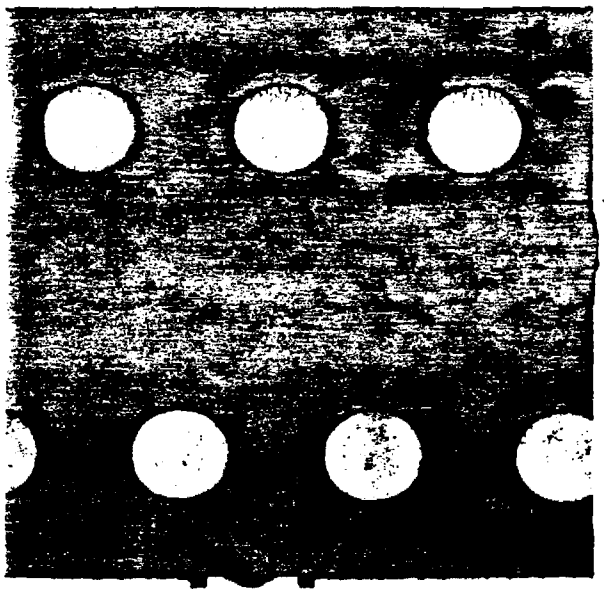
RECEIVED OF _____

FOR _____

BOOK 9785 PG 45

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



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT 49500.00
PRFEE 1.00
WDEED 8.00
TOTAL 192.15
CHECK 192.15

09/05/95 01 15:49 0001 0519

00096960
IDENTIF. ↑ REFERENCE

95 SEP -5 PM 3:46
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 949417