10593-1 K/H

BOOK 9825 PG 276

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
6th DAY OF October 95

Notary Public

MY COMMISSION EXPIRES: 7/24/97
(AFFIX SEAL)

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MICHAEL J. KAISER (NAME)	FIRST AMERICAN NATIONAL BANK (NAME)	MAP 083-14
1915 Holly Street (ADDRESS)	First American Center (ADDRESS)	PARCEL 022.00
Nashville, TN 37206 MJK (CITY) (STATE) (ZIP)	Nashville, TN (CITY) (STATE) (ZIP)	23W-06560

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, HELEN A. HEITGERD KOELLER AS TRUSTEE UNDER TRUST INSTRUMENT DATED OCTOBER 14, 1992

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL J. KAISER

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. 23 on the Plan of Richardson Place of record in Book 547, page 135, said Register's Office, to which plan reference is hereby made for a more complete legald description.

BEING the same property conveyed to Helen A. Koeller, of the Village of Godfrey, Illinois, as Trustee under Trust Instrument executed by Grantor and Trustee on the 14th day of October, 1992, by Deed from Helen A. Heitgerd, of record in Book 8783, Page 254; and by deed from Helen A. Heitgerd Koeller and husband, Louis B. Koeller, of record in Book 9825, page 274, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to restrictive covenants of record in Book 936, Page 776, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

HELEN A. HEITGERD KOELLER AND HELEN A. KOELLER ARE ONE AND THE SAME PERSON.

01112411 IDENTIFICATION REFERENCE

95 OCT 11 PM 3:53 LIX Z. NELSON REGISTER DAVIDSON COUNTY, TN.

5745 10/11 0101 03CHECK 323.50

This is improved (X) unimproved ( ) property, known as 1915 Holly Street, Nashville, TN 37206 MJK
(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 5th day of October 19 95

Helen A. Heitgerd Koeller
HELEN A. HEITGERD KOELLER

BOOK 9825 PG 277

STATE OF ILLINOIS
COUNTY OF MADISON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named HELEN A. HEITGERD KOELLER AS TRUSTEE UNDER TRUST INSTRUMENT DATED OCTOBER 14, 1992

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 _____ this 5th day of October 19 95.

Commission expires _____

OFFICIAL SEAL
KATHY M SCOGGINS
NOTARY PUBLIC STATE OF ILLINOIS
MY COMMISSION EXP. SEPT 4,1997

Kathy M. Scoggins
Notary Public

STATE OF TENNESSEE
COUNTY OF

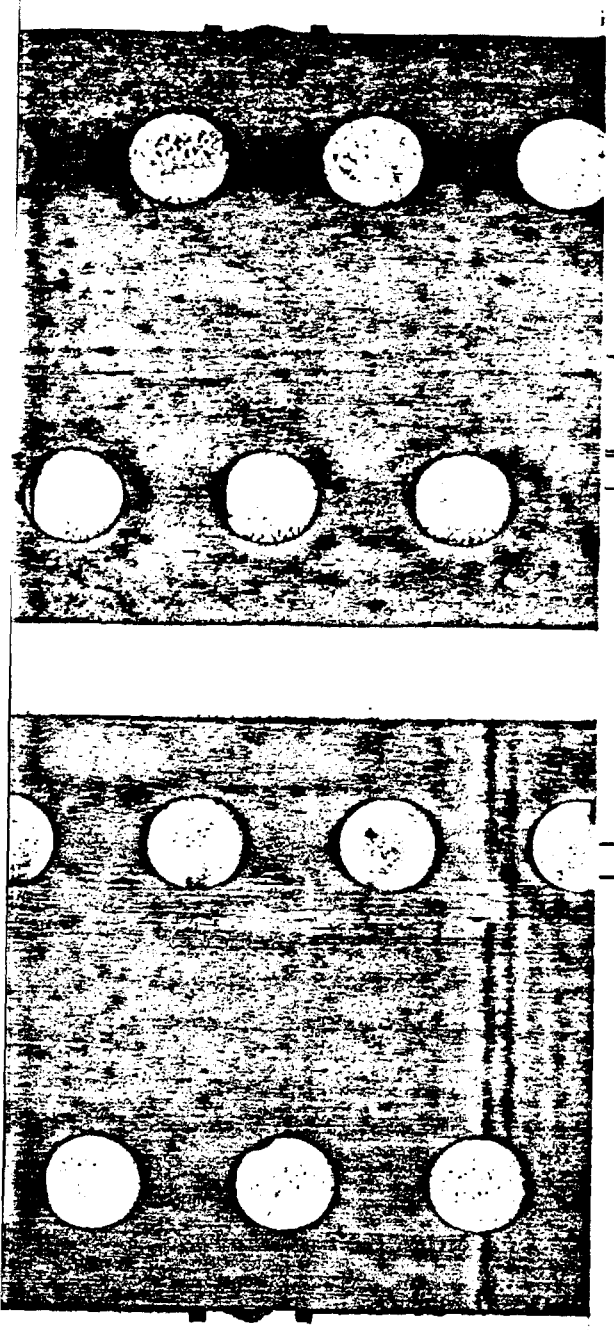
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that _____ 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

TN01W



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9825 PG 278

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 85000.00
CON TX 314.50
PRFEE 1.00
WDEED 8.00
TOTAL 323.50
CHECK 323.50

10/11/95 01 15:54 0001 5745

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01111241
IDENTIF. # REFERENCE

95 OCT 11 PM 3:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 964502