0131593

IDENTIF. # REFERENCE

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (mn) Title No: 37244
Dav. Co. File: Box 8

95 DEC 13 AM 11:00

FEE REGISTER
DAVIDSON COUNTY, TN.

BOOK 9887 PG 145

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Eula K. McCall 2121 Riverside Drive Nashville, Tennessee 37216	First Federal Bank, FSB d/b/a The Bank of Green Hills 4205 Hillsboro Road, Suite 101 Nashville, Tennessee 37215

TAX MAP-PARCEL NUMBERS: 072-11-427

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 **Zelma Dunn, unmarried,** hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Eula K. McCall, unmarried,** 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. 94 on the plan of Waters Place, of record in Book 332, page 136 and 137, Register's Office for said County.

SAID Lot No. 94 fronts 50.0 feet on the easterly margin of Riverside Drive and extends back between parallel lines 160 feet to an alley.

BEING the same property conveyed to Zelma Dunn by deed from Earl R. Cathey and wife, Diane Cathey of record in Book 5437, page 887, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.
This is improved property, known as: 2121 Riverside Drive, Nashville, Tennessee 37216

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 12th day of December, 1995.

Zelma Dunn
Zelma Dunn

State of Tennessee
County of Davidson

On this 12th day of December, 1995, before me the undersigned authority, personally appeared **Zelma Dunn**, 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.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 53000.00

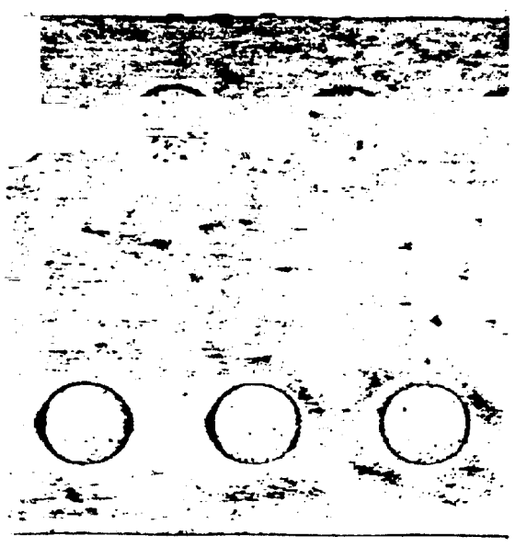
Affiant

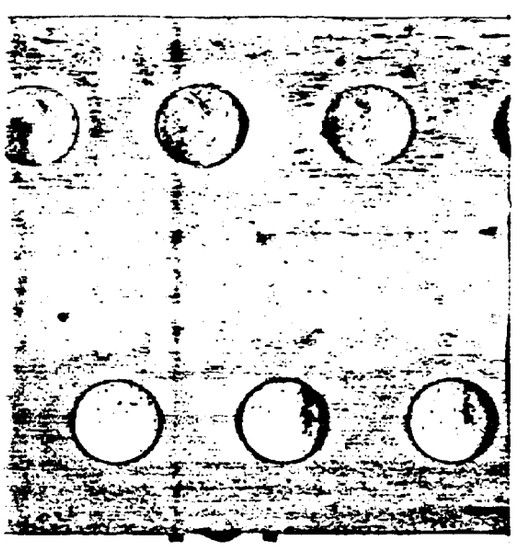
Sworn and subscribed before me on the 12th day of December, 1995.

My Commission Expires: CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

7762 12/13 0101 03CHECK 205.10





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

RECEIVED OF _____

FOR _____

BOOK 9887 PG 147

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 53000.00
CON TX 196.10
PRFEE 1.00
WDEED 8.00
TOTAL 205.10
CHECK 205.10

12/13/95 01 11:03 0001 7782

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0131593
IDENTIF. # REFERENCE

95 DEC 13 AM 11:00
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 986246