Boy 35

WARRANTY DEED

File No: 00278968

BOOK 10030 PG 387

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William C. Diemer, III	Owner	Map 50
[NAME] 3480 Dickerson Road	[NAME]	Parcel 138
[STREET ADDRESS OR ROUTE NUMBER] Nashville, TN 37207	[STREET ADDRESS]	
[CITY] [STATE] [ZIP]	[CITY] [STATE] [ZIP]	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------($10.00) Dollars, cash in hand paid by Grantee(s) and other good and valuable consideration accepted as cash the receipt and sufficiency of which are hereby acknowledged.

J & G Associates, a Tennessee general partnership composed of Gerlie V. Rickard and William J. Sudekum Sr.

have this day bargained and sold, and do hereby transfer and convey unto the said William C. Diemer, III and Larry D. Wiley, as equal tenants in common

the Grantees herein, their (successors), heirs and assigns, certain real estate in DAVIDSON County Tennessee, as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

STATE OF Tennessee
COUNTY OF Davidson

} The actual consideration or value which ever is greater, for this transfer is $ 95,000.00

Subscribed and sworn to before me, this the 26TH day of APRIL, 19 96

Affiant

My Commission Expires: 11/10/97 [Affix Seal]

Notary Public Linda V. Jones

This is unimproved (X) Dickerson Road, Nashville
This is improved ( ) property known as _____
[House Number] [Street] [P.O. Address] [City or Town]

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenants that we are lawfully seized and possessed of real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, out heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 our hands this 26TH day of APRIL, 19 96, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

J & G Associates

By: _____
Gerlie V. Rickard, Partner

By: _____
William J. Sudekum, Sr., Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Gerlie V. Rickard to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of William J. Sudekum, Sr. and acknowledged that he executed the same as the free act and deed of the said William J. Sudekum, Sr.

WITNESS my hand and seal this 26th day of April, 1996.

Notary Public

My commission expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public of the State and County aforesaid, personally appeared Gerlie V. Rickard and William J. Sudekum, Sr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged them self to be partners of the J & G Associates partnership, the within named bargainor, a ~~corporation~~ and that they as such partners being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the ~~corporation~~ partnership by them self as partners.

Witness my hand and seal, at office in Nashville, Tennessee, this 26 day of April, 19 96.

Notary Public

Commission expires 11-10-97

THIS INSTRUMENT WAS PREPARED BY:

JOSEPH B. PITT, JR., ATTORNEY
315 DEADERICK STREET, SUITE 105
NASHVILLE, TN 37238-0105

WARRANTY DEED

FROM

_____

TO

_____

_____

Compliments of
Chicago Title Insurance Company
First Floor - First American Center
Phone 225-4631
NASHVILLE, TENNESSEE 37238

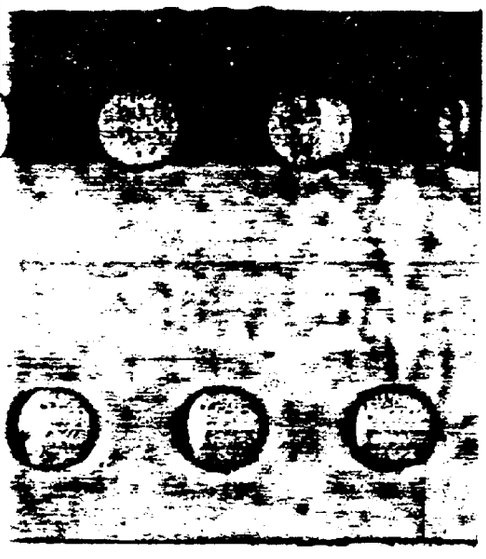
Land in the 12th Civil District of Davidson County, Tennessee, being Lot No. 2 on the Final Subdivision Plat of J & G Associates Dickerson Road, of record in Book 7900, page 890, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

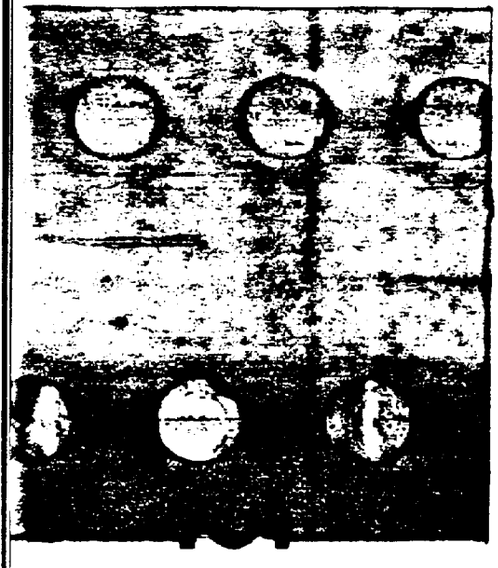
Being part of the same property conveyed to J & G Associates, a Tennessee general partnership composed of Gerlie V. Rickard, William J. Sudekum and Jeane M. Walker, by deed from Joel W. Hemphill and wife, LaBreeska R. Hemphill, of record in Book 6568, page 974, Register's Office for Davidson County, Tennessee. Title is vested in J & G Associates, a Tennessee general partnership composed of Gerlie V. Rickard and William J. Sudekum, Sr., by quitclaim deed of record in Book 9595, page 819, said Register's Office.

0176135
IDENTIF. ↑ REFERENCE

96 APR 29 PM 2:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5527 04/29 0101 03CHECK 364.50





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

RECEIVED OF _____

FOR _____

BOOK 10030 PG 390

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 95000.00
				CON TX 351.50
				PRFEE 1.00
				MDEED 12.00
				TOTAL 364.50
				CHECK 364.50
			04/29/96 01	14:47 0001 5527

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0176135
IDENTIF. ↑ REFERENCE

96 APR 29 PM 2:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1033574