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

BOOK 10645 PG 489

W & I Ref: (cmw) Title No: 39249
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ann H. Wells Lena Hegi Welch 514 East Iris Drive Nashville, TN 37204	SAME

TAX MAP-PARCEL NUMBERS: 118-07-203 BH 03440

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 170000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Roberta B. Fizer, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ann H. Wells and Lena Hegi Welch,** 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. 9 of Block H on the Plan of Berry Hill Gardens of record in Plat Book 1130, page 36, said Register's Office.

SAID Lot No. 9 of Block H fronts 58.0 feet on the broken northerly margin of East Iris Drive and extends back 135.0 feet on the westerly line and 151.9 feet on the southeasterly line to a dead line in the rear, measuring 117.4 feet thereon.

BEING the same property conveyed to Rader Fizer and spouse, Roberta B. Fizer, by deed from Woodbine Homes, Inc., a Tennessee corporation, of record in Book 3105, page 43, said Register's Office. The said Rader Fizer has since died.

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: 514 East Iris Drive, Nashville, TN 37204

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 14th day of October, 1997.

Roberta B. Fizer

BOOK 10645 PG 490

Roberta B. Fizer

State of Tennessee
County of Davidson

On this 14th day of October, 1997, before me the undersigned authority, personally appeared **Roberta B. Fizer**, 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: _____ Notary Public

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 170000.00

Lena Hegi Welch
Affiant

Sworn and subscribed before me on the 14th day of October, 1997.

My Commission Expires: _____ Notary Public

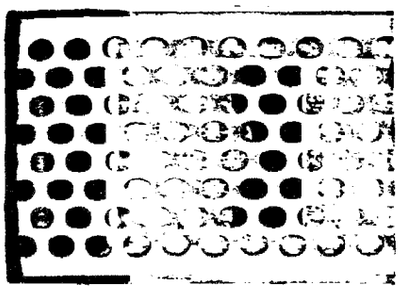
PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

0358884
IDENTIF. # REFERENCE

97 OCT 14 PM 2:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9735 10/14 0101 03CHECK 638.00

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



RECEIVED OF _____

FOR _____

BOOK 10645 PG 491

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

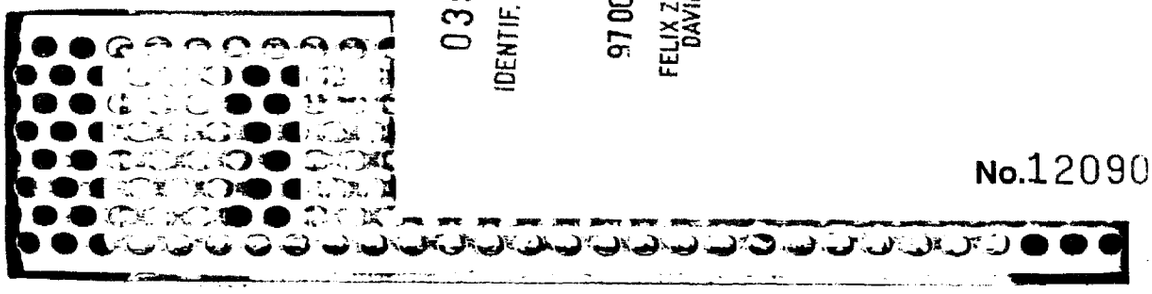
CAHT
170000.00
CO TX 629.00
PRFEE 1.00
WDEED 9.00
TOTAL 639.00
CHECK 639.00

10/14/97 01 14:42 0001 9735

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0358884
IDENTIF. ↑ REFERENCE

97 OCT 14 PM 2:43
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



No. 1209041