Realty 48-A



STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE,
WHICHEVER IS GREATER, FOR THIS TRANSACTION IS
$ 69,900.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS
30th DAY OF September, 1998.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 5/16/99

THIS INSTRUMENT PREPARED BY:
A. SCOTT YARBROUGH, ATTORNEY
1819 BROADWAY, NASHVILLE, TN 37203

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Address of New Owner: Millicent Diane Waller 210 Lutie Street Nashville, TN 37210	Send Tax Bills To: Southtrust Mortgage Corporation 210 Wildwood Parkway Birmingham, AL 35209 Map Parcel No.: 119-05-0 213.00

For and in consideration of Ten Dollars ($10.00) and No Cents cash in hand paid by the hereinafter named grantees, and other good and valuable consideration the receipt of which is hereby acknowledged, **I/we, Robert T Holtkamp**, hereafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **Millicent Diane Waller** hereinafter called the grantee(s), his/their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows (the "Property"), to-wit:

Land in Davidson County, Tennessee, being Lot 27 in Cumberland Nurseries Subdivision, of Blocks 23, 24, 26, and 27, a Plan of which of record in Book 161, Page 139, Register's Office for Davidson County, Tennessee.

Said Lot No. 27 fronts 50 feet on the North side of Lutie Street and extends back between parallel lines 187 ½ feet, more or less, to an alley.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property, and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Being the same property conveyed to Robert Thomas Henley and James Wallace Henley as Devisees under the will of Alma Lorene Eldridge Lavender, of record in Will Book 199, Page 78, Probate Court of Davidson

County, Tennessee. BOOK 11137 PAGE 159

Being the same property conveyed to Robert Holtkamp by deed of record at Book 9969, page 350 R.O.D.C.

The said Robert Holtkamp is one and the same as Robert T. Holtkamp.

This is (x)improved ()unimproved property, known as **210 Lutie Street, Nashville, Tennessee, 37210**

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the grantees, their heirs and assigns forever; and we do covenant with the said grantees that I/we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY/OUR HAND, this 30th day of September, 1998.

Robert T Holtkamp by Sloan Lorenz Attorney in Fact

Robert T Holtkamp

8177 10/01 0101 03CHECK 269.63

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ WILLIAMSON

Personally appeared before me, the undersigned authority, Sloan Lorenz, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, to be the person who executed the foregoing instrument on behalf of Robert T Holtkamp and who acknowledged that he/she executed the same as the free act and deed of the said Robert T Holtkamp, by virtue of the Specific Power of Attorney, duly executed by the Robert T Holtkamp.

Witness my hand and official seal at Nashville, Tennessee, this 30th day of September, 1998.

Notary Public
My commission expires:

TERESA L. BEARD
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires: 5-16-99

WARRANTY DEED

FROM

Robert T Holtkamp

TO

Millicent Diane Waller

RETURN TO

A. SCOTT YARBROUGH, ATTORNEY
1819 BROADWAY
NASHVILLE, TN 37203
615-321-0507

98 OCT -1 PM 3:31
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE 0494830

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

RECEIVED OF _____

FOR _____

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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 69900.00
CON TX 258.63
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 269.63
CHECK 269.63

10/01/98 01 15:45:00 8177

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0494830
IDENTIF. & REFERENCE

98 OCT -1 PM 3:31

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1353467