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BOOK 5407 PAGE 881 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 47,000.00

Ronald Elliott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF March 1979

Notary Public

MY COMMISSION EXPIRES: 8-29-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Happell & Williams, Attys, 1206 Fidelity Fed. Bldg., Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald E. Elliott (NAME)	First Investment Company (NAME)	24W-11775
1309 Beechwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	2244 Mock Road (STREET ADDRESS)	Map 118-1
Nashville, TN 37204 (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio (CITY) (STATE) (ZIP)	Par. 11

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~~ Robert F. Lance & Associates, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald E. Elliott

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 the westerly one-half of Lot No. 96 on the Plan of Belmont Land Co., called Belmont Heights, as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee

Said one-half of said Lot No. 96 fronts 50 feet on the southerly margin of Beechwood Avenue and runs back between parallel lines 188 feet to an alley.

Being the same property conveyed to Robert Lance & Associates, Inc. by deed from Robert Louis Bowers, Sr., and wife, Kathryne L. Bowers, of record in Book 5365, page 716, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1309 Beechwood Avenue, Nashville, TN 37204
(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 8th day of March, 1979

ROBERT F. LANCE & ASSOCIATES, INC.

By: Robert F. Lance
Robert F. Lance, President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Perry R. Happell, a Notary Public within and for the State and County aforesaid, personally appeared Robert F. Lance and _____ with whom I am personally acquainted and who upon (his oath) ~~(this several oath)~~ acknowledged (himself) ~~(themselves)~~ to be the President and _____ respectively of the Robert F. Lance & Associates, Inc. the within named bargainor, a corporation, and that (he) as such President and _____, being ~~(they)~~ authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Robert F. Lance as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville on this the 8th day of March, 19 79.

My commission expires 8-29-79

Perry R. Happell
Notary Public

PERRY R. HAPPELL NOTARY PUBLIC DAVIDSON COUNTY TENN.

WARRANTY DEED

FROM Robert F. Lance & Associates, Inc.

TO Ronald E. Elliott

F. I. 9 4 7 3

IDENTIF. REFERENCE

MAR 20 1 28 PM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

BOOK 5407 PAGE 883

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

47000.00- CAMT.
122.20 CSTAX
.50 PRFEE
4.00 WDEED
CHECK 126.70-
9956A03/20/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F.I 9473

IDENTIF. REFERENCE

MAR 20 1 28 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 671524