BOOK 5847 PAGE 447

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,700

C. Kinian Cosner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF January 1982.

Notary Public

MY COMMISSION EXPIRES: 7/25/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles F. Brown, Jr., Attorney, 1201 Division St., Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
J. Michael Denney,et al (NAME)	First Investment Company (NAME)	23W12042
809 South 14th Street (STREET ADDRESS OR ROUTE NUMBER)	2244 Mock Road (STREET ADDRESS)	Map 94-1
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	Columbus, Ohio 43219 (CITY) (STATE) (ZIP)	Parcel 332

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, George Lee Cross and Sandra K. Cross

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO J. Michael Denney and C. Kinian Cosner, Jr. as joint tenants with right of survivorship,

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 Lot No. 62 on the Revised Plan of Shelby Heights, Section 1, as of record in Book 2330, page 171, Register's Office for said County.

Said Lot No. 62 fronts 60 feet on the easterly side of South 14th Street and extends back 157.8 feet on the southerly line and 160.4 feet on the northerly line to a dead line, measuring 60.1 feet thereon.

Being the same property conveyed to George Lee Cross and Sandra K. Cross, by deed from Pauline Ray Welck, a widow, of record in Book 4645, page 28, Register's Office of Davidson County, Tennessee.

This conveyance is subject to an existing Deed of Trust of record in Book 4645, page 30.

This conveyance is further subject to restrictive covenants of record in Book 2810, page 475, and as revised in Book 3132, page 455, said Register's Office.

This is unimproved ( ) improved (X) property, known as 809 South 14th Street, Nashville, Tennessee 37206
(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 our hands this 29th day of January, 1982

George Lee Cross

Sandra K. Cross

STATE OF TENNESSEE
Davidson County

BOOK 5847 PAGE 448

Personally appeared before me, Charles F. Brown, Jr., a Notary Public in and for said County and State, the within named George Lee Cross and Sandra K. Cross

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 29th day of January, 1982.

Commission expires 7-25-85

Notary Public

STATE OF TENNESSEE
Davidson County

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

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
George Lee Cross and
Sandra K. Cross

TO
J. Michael Denney and
C. Kinian Cosner, Jr.

G 7 8 1 5 7

IDENTIF. REFERENCE

FEB 1 12 42 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RUSH

CHARLES F. BROWN JR.
ATTORNEY AT LAW
1201 DIVISION STREET
NASHVILLE, TENNESSEE 37203
244-9280

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

RECEIVED OF _____ BOOK 5847 PAGE 449

FOR _____

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
			19700.00- CO	
			51.22 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 57.72-	
			0614A02/01/82 3?L . .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G78157

IDENTIF. REFERENCE

FEB 1 12 42 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 865234