OFFICIAL RECEIPT

This instrument prepared by:
Joseph B. Pitt, Jr. Attorney
First American Center
Nashville, Tennessee 37238

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Tennessee Residential Investments Ltd.	SAME	
(NAME)	(NAME)	
307 Pullen Avenue		Map 71-11
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville TN 37207		Parcel 163
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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FOR AND IN CONSIDERATION of the sum of Ten and no/100----------($10.00)---------- *Dollars,*

cash in hand paid by Tennessee Residential Investments Ltd. and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, William E. Higgins and wife, Janice M. Higgins

have this day bargained and sold, and do hereby transfer and convey unto the said Tennessee Residential Investments Ltd.

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

Land in Davidson County, Tennessee, being the west one half of Lot No. 61 on the Map of Trinity Heights, as of record in Book 161, page 38, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 50 feet on the northside of Pullen Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to William E. Higgins and wife, Janice M. Higgins, by deed from Hinston B. Crowell and wife, Grace C. Crowell, of record in Book 4628, page 209, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 5,000.00

Subscribed and sworn to before me, this the 21st day of September, 1983

Affiant

My commission expires: 10-19-83 (Affix Seal)

Notary Public

Unimproved ( ) Improved (X) property known as 307 Pullen Avenue (House Number) Nashville, (Street) Tennessee 37207 (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. , except for 1983 taxes which are prorated and assumed by the purchaser.

We further covenant and bind ourselves, our 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 20th *day of* September, 1983, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

William E. Higgins

Janice M. Higgins

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, John B. Duncan *a Notary Public in and for said County and State,* William E. Higgins and wife, Janice M. Higgins

the within named 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, Tennessee *this* 20th *day of* September, 19 83

Commission expires 10-19-86

JOHN B. DUNCAN NOTARY PUBLIC DAVIDSON CO.

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., 19.....

.....*Notary Public*

Commission expires .....

9074 09/21 19.50- CHECK

WARRANTY DEED

FROM

William E. Higgins et ux

TO

Tennessee Residential Investments Ltd.

H 7:495.8 RUSH

IDENTIF. REFERENCE

SEP 21 12 18 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

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	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			5000.00- CO	
			13.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	19.50-
9074A09/21/83			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 7 4 9 5 8

IDENTIF. REFERENCE

SEP 21 12 18 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 980321