This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
G 250125 FILE BOX #35

BOOK 6778 PAGE 4

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard Gibson (NAME)	First Tennessee Bank National Association (NAME)	
231 Carden Avenue (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 1000, Dept. 47 (STREET ADDRESS)	MAP 104-13
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Memphis, Tennessee 38148 (CITY) (STATE) (ZIP)	PARCEL 40

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

Cash in hand paid by Richard Gibson and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

James L. Riggs, and wife, Susan P. Riggs

have this day bargained and sold, and do hereby transfer and convey unto the said Richard Gibson

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

Land in Davidson County, Tennessee, being Lot No. 46 of Block "F" in Bransford Realty Company's Subdivision of Lots Nos. 6, 7, 9 to 19, inclusive and part of Lot No. 8 of Whitland Realty Company's Subdivision, as of record in Book 547, page 53, Register's Office for said County.

Said Lot No. 46 fronts 60 feet on the westerly side of Carden Avenue and runs back between parallel lines, 200 feet, more or less, to a dead line.

Being the same property conveyed to James L. Riggs, by deed from Clarice C. Penny, a widow of record in Book 6406, page 442, Register's Office of Davidson County, Tennessee.

Susan P. Riggs joins in the execution of this instrument for the purpose of conveying any marital interest she might have in the above described property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 123,500.00

Subscribed and sworn to before me this the 31st *day of* January *19* 86

Affiant

My commission expires: 5-20-87 *(Affix Seal)*

Notary Public

This is improved (XX) unimproved ( ) property, known as 231 Carden Avenue, Nashville, Tennessee 37205
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the 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.

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 31st *day of* January *19* 86, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James L. Riggs

Susan P. Riggs

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6778 PAGE 5

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* James L. Riggs, and wife, Susan P. Riggs

the within named bargainors, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 31st *day of* January, *19* 86.

Judy A. Dabbs
Notary Public

Commission expires 5-20-87

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 (or proved to me on the basis of satisfactory evidence), 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 _____

WARRANTY DEED

FROM

James L. Riggs etux

TO

Richard Gibson

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

FELIX Z. MISKELL REGISTER
DAVIDSON COUNTY, TN
FEB 6 8 22 AM '86

IDENTIFICATION REFERENCE

7.4351

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

RECEIVED OF _____

FOR _____

BOOK 6778 PAGE 6

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

1≥360[illegible].00- CAMT.
321.[illegible]0 COTAX
.50 PRFEE
6.00 WDEED
CHECK 387.60-
2542A02/26/86 BAL .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.4351.

IDENTIFICATION REFERENCE

FEB 6 8 02 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 217135