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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$12,000.00 Leander Wise
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF May, 1986.

Notary Public

MY COMMISSION EXPIRES: 5/13/89
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney 640 Spence Lane Nashville, Tn. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO.	MAP-PARCEL NUMBERS
Leander A. Wise	Same (NAME)	Map 52-9
2209 Pennington Bend Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 165
Nashville, TN 37214 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	3DZ-52366

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 W. Dunn, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Leander A. Wise

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:

BEING Lot No. 76 on the Map of Woodale Grove Annex, of record in Book 547, page 110, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Jeffery D. Cook and wife, Deborah K. Cook by deed from George W. Dunn, unmarried, of record in Book 5929, page 156, Register's Office for Davidson County, Tennessee. Jeffrey D. Cook and wife, Deborah K. Cook by Quitclaim Deed of record in Book 6857, page 443, conveyed property to George W. Dunn in lieu of foreclosure.
INCLUDED IN THE ABOVE DESCRIPTION BUT EXCLUDED FOR THE PURPOSE OF THIS CONVEYANCE IS THE FOLLOWING DESCRIBED PROPERTY conveyed to Metropolitan Government of Nashville, Davidson County, Tennessee, of record in Book 4002, page 772, Register's Office for Davidson County, Tennessee.

BEGINNING at a point, said point being the northwest corner of Lot No. 76, said point being the southerly right-of-way line of Miami Avenue; thence easterly along the present southerly right-of-way of Miami Avenue, 100 feet to a point; said point being the northeast corner of Lot No. 76; thence southerly along the easterly margin of Lot No. 76, 52 feet, more or less, to a point in the new proposed southerly right-of-way line of Miami Avenue; thence westerly along the new proposed southerly right-of-way line of Miami Avenue 87 feet to a point in the westerly line of Lot 76; thence northerly along the westerly line of Lot 76, 36 feet more or less, to the point of beginning.

THIS conveyance subject to a first mortgage payable to Nellie Eileen Houze of record in Book 5450, page 183, said Register's Office. Included in this conveyance is the Embassy Mobile Home, Serial No. 4024, Size 60x12, which is permanently attached.

Taxes for 1986 have been pro-rated and assumed by Grantee.

This is unimproved ( ) improved ( ) property, known as 141 Miami Avenue Nashville, TN 37214
(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 May hand this 19 day of May, 19 86

George W. Dunn

3E7

STATE OF California
County of Orange

THOMAS M. K. GORDON
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
ORANGE COUNTY
MY COMMISSION EXPIRES AUG. 15, 1986

Personally appeared before me, The undersigned a Notary Public in and for said County and State, the within named George W. Dunn

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Orange County, California, this 19th day of May 1986

Commission expires 8/15/86

Thomas M. K. Gordon
Notary Public

STATE OF TENNESSEE
Davidson County

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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 W. Dunn

TO
Leander A. Wise

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

08333

IDENTIFICATION REFERENCE

JUN 9 9 54 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

12000.00- CAMT,
31.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 37.70-
2072A06/09/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

IDENTIFICATION REFERENCE 08333

JUN 9 9 54 AM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 256505