THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
4015 Travis Drive, Nashville, TN 37211

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
L & R 806 46th Avenue North Nashville, TN 37209	same	Map 92-13 Parcel 154

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged;

I, Gary Pennington

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

L & R, a Tennessee partnership

hereinafter called the Grantee(s), 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. 4, Block 12 on the Map of Charlotte Park Company's Second Addition to Nashville as of record in Book 57, page 160, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 50 feet on the southerly side of Park Avenue formerly First Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Gary Pennington by deed from Jacqueline Watson Davis of record in Book 5977, page 691, Register's Office for Davidson County, Tennessee. The said Elaine Pennington joins in this conveyance to convey any interest she may have as the wife of Gary Pennington.

Taxes for the year 1986 are prorated and assumed by the Grantee herein.

This is ( ) unimproved
(x) improved property at 3507 Park Avenue, Nashville, TN 37209

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 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 19TH day of August, 1986.

GARY PENNINGTON

ELAINE PENNINGTON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Gary Pennington and Elaine Pennington the within named bargainors, 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 19th day of August, 1986.

My Commission Expires:
1-31-89

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $7,450.00.

AFFIANT

Subscribed and sworn to before me this 19th day of August 19 86.

My Commission Expires:
1-31-89

NOTARY PUBLIC

338880

Aug 21 9 57 AM '86

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

RECEIVED OF _____

FOR _____

BOOK 6955 PAGE 647

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			7450.00 CAMT.	
			20.72 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	27.22
268408/21/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33880

IDENTIFICATION

AUG 21 9 57 AM '86

No. 285704