Mortgagee: Albert M. Lucas,Jr.

Address New Owner:	Send Tax Bills To:	Map/Parcel
M. Lee Barrett, Jr.	Same	Map 105-14
976 Murfreesboro Pike		Par 260 & 258
Nashville, TN 37217		BH-002675 & BH-00460

WARRANTY DEED

BOOK 6972 PAGE 639

FOR AND IN CONSIDERATION 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, ALBERT M. LUCAS, JR. and wife, NELDA B. LUCAS, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said M. Lee Barrett, Jr., unmarried, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

TRACT I: Land in Davidson County, Tennessee, being Lot No. 89 on the Map of George I. Waddey's Subdivision of Westwood, as of record in Book 332, page 99, Register's Office for Davidson County, Tennessee.

Said Lot No. 89 fronts 50 feet on the westerly side of 6th Avenue South (now White Ave.) and extends back between parallel lines 165 feet to an alley; upon which it measures 50 feet.

Being the same property conveyed to Albert M. Lucas and wife, Nelda B. Lucas, by deed from Nashville Stone Erection Company, Inc. of record in Book 5830, page 9, said Register's Office.

TRACT II; Being the westerly parts of Lots Nos. 90 and 91 on the Map of George I. Waddey's Subdivision of Westwood, of record in Book 332, page 99, Register's Office for said County.

Said parts of said lots front 86-1/3 feet on the southerly side of Craighead Avenue and run back between lines, 100 feet more or less on the easterly line and 104.4 feet on the westerly line, along the easterly margin of a 15-foot alley, to the common line of Lots Nos. 89 and 90, on which they measure 80 feet.

INCLUDED in the above property but EXCLUDED therefrom is a strip or tract of land containing 1425 square feet, conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee, by deed from Maude Blackburn of record in Book 4417, page 9, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Albert M. Lucas, Jr. nd wife, Nelda B. Lucas, by deed from Maude Blackburn and husband, John Blackburn, of record in Book 4989, page 988, said Register's Office.

Albert M. Lucas and Albert M. Lucas, Jr. are one and the same person.

This property is conveyed subject to the Plan of record in Book 332, Page 99, said Register's Office and to all applicable local government planning, building and zoning regulations.

This is un-improved property.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further, covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

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.

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WITNESS our hands on this 29th day of August, 1986..

Albert M. Lucas Jr.
ALBERT M. LUCAS, JR.

Nelda B Lucas
NELDA B. LUCAS

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $48,000.00.

M. Lee Bartlett
AFFIANT

Sworn to and subscribed before me this 29 day of AUGUST, 1986.

David Coleman
NOTARY PUBLIC

My commission expires: 5/13/86.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Albert M. Lucas, Jr. and wife, Nelda B. Lucas, the 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 Brentwood, Tennessee, this 29TH day of August, 1986.

David Coleman
NOTARY PUBLIC

My commission expires: 5/13/89.

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

3983 SEP 8 3 39 PM 86

IDENTIFICATION NO.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6972 PAGE 641

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

48000.00- CAMT
134.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 140.90
9441 09/08/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

398863

IDENTIFICATION REFERENCE

SEP 8 3 49 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 292319