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FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,500.00

Russell K. Walther
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October 1986

Notary Public

MY COMMISSION EXPIRES: 4/7/89

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Russell K. Walther	First Investment Company	MAP 83
(NAME)	(NAME)	
1134 Sharpe Avenue	4300 East Broad, P.O. Box 749	PARCEL 360
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37206	Columbus, Ohio 43216	27W 22145
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Fannie Kate Holladay, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Russell K. Walther, unmarried

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 all of Lot No. 24 and the easterly 2 feet of Lot No. 23 on the Plan of J.B. Hancock's Addition to East Nashville, as of record in Book 57, page 133, Register's Office for Davidson County, Tennessee.

Said Lot No. 24 and the easterly 2 feet of Lot No. 23 front together 45 feet on southerly side of Sharpe Avenue and run back between parallel lines and with the westerly margin of 14th Street 135 feet, more or less to an alley in the rear and show 45 feet on said alley.

Being the same property conveyed to Fannie Kate Holladay by deed from Mettie Camfield, of record in Book 1274, page 179, said Register's Office.

57332

IDENTIFICATION REFERENCE

Oct 28 1 51 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (xx) unimproved ( ) property, known as 1134 Sharpe Avenue, Nashville, TN. 37206
(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 heir 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 covey 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 my hand this 24th day of October, 19 86

Fannie Kate Holladay
Fannie Kate Holladay

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named Fannie Kate Holladay, unmarried

the bargainor , with whom I am personally acquainted/and who acknowledged that she (or proved to me on the basis of satisfactory evidence) executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of October 1986

Commission expires 9/9/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

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/themselves (their several oaths/himself) acknowledged (themselves) to be the (or proved to me on the basis of satisfactory evidence) and respectively of the the within named bargainor, and corporation, and that (he/they) as such and being authorized so to do, execute 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

Fannie Kate Holladay

TO

Russell K. Walther

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

RICHARD A NORTHCUTT
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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

68508.: 8- CAIT.
191.80 CSTTX
.50 PRFE
6.00 WDE D
CHECK 199.30-
9308A10/20/86 DAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57332

IDENTIFICATION REFERENCE

Oct 28 1 51 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 05439