XXIV/SA18 JRR/aw 6/22/87

This instrument prepared by: JOHN R. REYNOLDS
Attorney at Law
216 Third Avenue, North
P. O. Box 2512
Nashville TN 37219-0512

WARRANTY DEED BOOK 7284 PAGE 888

Address New Owner(s) as follows: WILLIAM H. McPHERSON, 1957 Dabbs Avenue, Nashville TN 37217

Name and Address of the person or entity responsible for payment of real property taxes: William H. McPherson, 1957 Dabbs Avenue, Nashville TN 37217

Map and Parcel No. 15W-7625 - 93-15/124.

For and in consideration of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, We, MICHAEL C. HUTTON and wife, SHARON MARIE HUTTON, and EDWIN K. HOOVER, JR., Administrator of the Estate of LEE EDWARD HOOVER, Deceased, hereinafter referred to as the Grantors, do hereby transfer and convey unto WILLIAM H. McPHERSON, unmarried, his heirs and assigns, hereinafter referred to as Grantee, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described on EXHIBIT A attached hereto and made a part hereof.

This is improved property, known as 246 Lafayette Street, Nashville TN 37210.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns, forever; and we, MICHAEL C. HUTTON and wife, SHARON MARIE HUTTON, do covenant with the said Grantee 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; do further covenant and bind ourselves/our heirs and representatives, to warrant and forever defend the title to said land to the said Grantee, his heirs, successors, representatives and assigns, against the lawful claims of all persons whomsoever. The warranty of Edwin K. Hoover, Jr., Administrator of the Estate of Lee Edward Hoover, Deceased, is limited to the time in which said real estate was lawfully seized in and possessed by Edwin K. Hoover, Jr., Administrator of the Estate of Lee Edward Hoover, Deceased, and does not extend to any previous time thereto.

Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 30th day of June 1987.

Edwin K. Hoover, Jr.
EDWIN K. HOOVER, JR.,
Administrator of the Estate of
LEE EDWARD HOOVER, Deceased

Michael C Hutton
MICHAEL C. HUTTON

Sharon Marie Hutton
SHARON MARIE HUTTON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named EDWIN K. HOOVER, JR., Administrator of the Estate of Lee Edward Hoover, Deceased, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 30th day of June 1987.

Jan R. Ray
Notary Public

My commission expires 17 July, 1987

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MICHAEL C. HUTTON and wife, SHARON MARIE HUTTON, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee, on this the 30th day of June 1987.

Jan R. Ray
Notary Public

My commission expires 17 July, 1987

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer, is $110,000.00.

Affiant

Subscribed and sworn to before me
this 30th day of June 1987.

Jan R. Ray
Notary Public

My commission expires: 17 July 1987

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BOOK 7284 PAGE 890

EXHIBIT A

Land lying in Metropolitan Nashville-Davidson County, Tennessee, and being known as 246 Lafayette Street, Nashville, Tennessee, and being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being parts of Lots Nos. 7, 8, 9, 10 and 11 on the Map of J. M. Irwin's Addition to Nashville, as of record in Book 17, page 615, Register's Office for Davidson County, Tennessee, and shown as part of Lot No. 7 on the Resubdivision of Property of the North Side of Lafayette between Old University Street and Carroll Street, as of record in Plan Book 2663, page 32, Register's Office for said County, described according to a survey made by Southern Consultants, Inc., dated 25 May 1978, as follows, to wit:

BEGINNING at a point in the north margin of Lafayette Street, said point being the southwest corner of the Rock City Realty Company's property and the southeast corner of the property herein described; thence, with said Lafayette Street, North 67° 24' 30" West, 91.30 feet to a point, the beginning of a curve to the right; thence, with said curve, having a radius of 272.15 feet and a central angle of 23°, 48', a distance of 113.05 feet to a point in the south corner of the George W. Burkhalter Property; thence, leaving said Lafayette Street with Burkhalter's line, North 62° 11' 26" East, 158.36 feet to a point in the south margin of a 30-foot alley; thence, with said alley, South 29° 23' 35" East, 25.30 feet to a point; thence South 67° 24' 30" East 85.76 feet to a point in the northwest corner of the Rock City Realty Company's Property; thence, leaving said alley with Rock City's line, South 65° 1' 26" West, 129.70 feet to the point of beginning, and containing 21,156 square feet or 0.49 acre, more or less.

Being the same property conveyed to Michael C. Hutton and Lee E. Hoover by Deed from B and H Properties, Inc., as shown of record in Book 5926, page 697, said Register's Office, and in Lee Edward Hoover by Final Decree of Divorce, as shown of record in Book 6687, page 517, said Register's Office.

The said Lee Edward Hoover died in Davidson County, Tennessee, on 30 November 1986. This Deed is executed by Edwin K. Hoover, Jr., Administrator of the Estate of Lee Edward Hoover, Deceased, pursuant to an Agreed Order entered in the Estate of Lee Edward Hoover, Deceased, in the Probate Court for Davidson County, Tennessee, Rule No. 79226, as shown of record in Minute Book 315, page 281, Probate Court.

NOTE: Lee E. Hoover and Lee Edward Hoover is one and the same person.

NOTE TO REGISTER:

Upon recording, please return the recorded instrument to:

JOHN R. REYNOLDS, Attorney
216 Third Avenue, North
Nashville TN 37201

IDENTIFICATION REFERENCE

JUL 1 3 15 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

4 1 9 1 0

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

RECEIVED OF _____

FOR _____

BOOK 7284 PAGE 891

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
			110000.00- CAMA	
			308.00 CSTAX	
			.50 PRFEE	
			9.00 MORTG	
			CHECK	317.50-
			556/A07/01/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.19.10

IDENTIFI REFERENCE

JUL 1 3 15 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 99732