PREPARED BY:
BDM INC
P.O. Box 24479
NASHVILLE TN 37202

BOOK 7367 PAGE 216

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
Eloise Culpepper (NAME)		71-15
103 East Moreland Street (STREET ADDRESS OR ROUTE NUMBER)	(SAME) (STREET ADDRESS)	Parcel 88
Nashville, TN 37207 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	12DA 25230

FOR AND IN CONSIDERATION of the sum of Nineteen Thousand, Five Hundred dollars and no/100, ----------$19,500.00---------- Dollars,

of which $1000.00 has been paid in cash by grantees, hereinafter named, the receipt of which is hereby acknowledged and for the remainder the said grantees has executed a promissory note of even date herewith in the principal sum of $18,500.00, bearing interest @ 10% per annum, payable to the order of Nail Shakir, in monthly installments of $225.00 each, commencing October 1, 1987, including principal and interest, and continuing monthly until fully paid. A late charge of $10.00 will be charged and paid on any monthly payments due and not paid on or before 10 days after due date.

NAIL Shakir

have this day bargained and sold, and do hereby transfer and convey unto the said Eloise Culpepper

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the easterly 45 feet front and 43 feet rear of lot No. 28 on the map of East Moreland Place, of record in book 161, page 170, Register's Office for said County.

Said part of said lot fronts 45 feet on the northerly side of East Moreland Street, and runs back between lines, 140 feet, more or less, to an alley on which it measures 43 feet.

Being the same property conveyed to Nail Shakir, by deed from Edith A. Carney, of record in book 7197, page 144, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to a First Deed of Trust of record in book 7197, page 144, said register's Office, not assumed by buyer, which seller agrees to pay according to terms and conditions therein contained. Said lien is embraced by and encompassed with the Vendors Lien herein created.

7 0 0 9 0

IDENTIFICATION REFERENCE

SEP 30 2 38 PM '87

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $19,500.00

Subscribed and sworn to before me this the 23rd day of September 1987

Affiant

My commission expires: 5/13/89

(Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 103 East Moreland Street (House Number) (Street) Nashville, TN 37207 (P.O. Address) (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons

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.

Witness our hands this 23rd day of September 1987 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Eloise Culpepper

Nail Shakir

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Victor Arseneaux, *a Notary Public in and for said County and State* NEAL G SHAKER And ELOISE CULBERTR *the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 30th *day of* September, 19 87

Victor J. & Arseneaux
Notary Public

Commission expires 5/13/89

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, 19____

_____
Notary Public

Commission expires _____

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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

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

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
		19500.00-	CAMT.	
		18500.00-	MAMT.	
		54.60	CSTAX	
		16.50	MSTAX	
		.50	PRFEE	
		6.00	WDEED	
			CHECK	77.60-

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK .00

7 0 0 9 1 0

IDENTIFICATION REFERENCE

SEP 30 2 38 PM '0

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 21729