Prepared By: KING & BALLOW
1200 Noel Place
200 Fourth Avenue North
Nashville, TN 37219

WARRANTY DEED

Address New Owner as Follows:

Edith C. Ellis
1311 Sunnymeade Drive
Nashville, Tennessee 37216

Send Tax Bills To:

Mortgagee

Mortgagee:
National Mortgage Company
4041 Knight Arnold Road
Memphis, TN 38118

Map & Parcel No.:

61-16 300

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

ROBERT L. BALLOW and wife, BETTY BALLOW, have this day bargained and sold, and do hereby transfer and convey unto EDITH C. ELLIS, the Grantee herein, her successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

> LAND in Davidson County, Tennessee, being Lot No. 50 and the easterly one-half of Lot No. 51 of Block D on Map of Re-Subdivision of Sunny Meade, of record in Book 974, pages 56 and 57, of the Register's Office for said County.
>
> Said Lot No. 50 and the easterly one-half of Lot No. 51, front together 75 feet on the northerly side of Sunnymeade Avenue and run back between parallel lines 140 feet to a dead line.
>
> BEING the same property conveyed to ALICE G. TRUE by deed from WILLIAM J. TRUE of record in Book 7427, Page 710, Register's Office for Davidson County, Tennessee, the said ALICE G. TRUE having since died, and by Will of record in Will Book 160, Page 500, Probate Clerk's Office, Davidson County, Tennessee, said property was devised to ROBERT L. BALLOW and wife, BETTY BALLOW.
>
> This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year.
>
> NOTE: ALICE G. TRUE and ALICE GENEROSE DUNN TRUE is one and the same person.

This is improved property known as 1311 Sunnymeade Drive, Nashville, Tennessee 37216.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, her successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have

876 12/28/ 0101 KNOXVILLE 174.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 60,000.00 .

Edith C Ellis
AFFIANT

Subscribed and sworn to before me this 22nd day of December, 1987.

Commission Expires: 3/8/89

Evelyn D. Knight
NOTARY PUBLIC

a good right to convey it, and that the same is unencumbered, except as noted of record.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, her 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 22 day of December, 1987.

Robert L. Ballow
ROBERT L. BALLOW

Betty Ballow
BETTY BALLOW

DAVIDSON COUNTY, TN. REC'D FOR REC. DEC 23 '87 11 58 AM
IDENTIFICATION REFERENCE 9 3 6 9 6 3

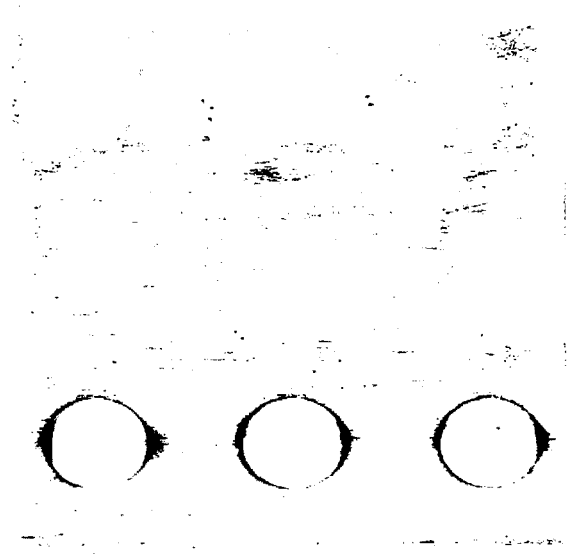
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROBERT L. BALLOW and wife, BETTY BALLOW, the within named 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 Nashville, Tennessee, this 22 day of December, 1987.

Carolyn Dickey
NOTARY PUBLIC

My Commission Expires:
3/8/89



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7435 PAGE 506

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	60000.00
CON TX	168.00
PRFEE	0.50
WDEED	6.00
TOTAL	174.50
CHECK	174.50

12/28/97 01 [illegible] 0001 3276

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9 3 3 6 3

IDENTIFICATION REFERENCE

DEC 28 11 58 AM '97

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 48368