BOOK 7471 PAGE 992 File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 113,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF February, 1988.

Notary Public

MY COMMISSION EXPIRES 3-1-91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE ELEVEN UNION STREET, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Alfred T. Adams, Jr. (NAME)	The Lomas & Nettleton Company (NAME)	103-6
One Union Street (STREET ADDRESS OR ROUTE NUMBER)	4460 Corporation Lane (STREET ADDRESS)	#199
Nashville, TN 37201 (CITY) (STATE) (P.O. ZIP)	Virginia Beach, VA 23462 (CITY) (STATE) (ZIP)	8DA 56886

FOR AND IN 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, Richard P. Rosenbaum, Jr. and wife, Joann B. Rosenbaum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alfred T. Adams, Jr.

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 Lot No. 22 on the Plan of Brookside Courts Addition No. 3, as of record in Book 1835, Page 107.

SAID Lot No. 22 fronts 84.79 feet on the easterly margin of Kendall Drive and extends back 170.2 feet on the southwesterly line and 156.5 feet on the northerly line, to a broken line measuring 133 feet thereon.

BEING the same property conveyed to the Grantors herein by deed from E. Townes Duncan and wife, Ellen M. Duncan, of record in Book 6088, Page 598, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

IT IS AGREED AND UNDERSTOOD that the above named Grantee assumes and agrees to pay the reamining unpaid balance on a Promissory Note secured by a deed of trust of record in Book 6902, Page 208, said Register's Office, payable according to the terms and conditions therein.

unimproved ( )
This is improved (X) property, known as 704 Kendall Drive (House Number) (Street) Nashville, TN 37209 (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 heirs 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 convey ti, 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 our hands this 16th day of February, 1988

x Joann B. Rosenbaum
Joann B. Rosenbaum

x Richard P. Rosenbaum, Jr.
Richard P. Rosenbaum, Jr.

TENNESSEE
dson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard P. Rosenbaum, Jr. and wife, Joann B. Rosenbaum or proved to me upon the basis of satisfactory evidence the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 16th day of February 19 88.

Commission expires July 9, 1989

Notary Public

(Seal)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE

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) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____ (they), being authorized so to do. executed 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

Richard P. Rosenbaum, Jr. et ux

Joann B. Rosenbaum

TO

Alfred T. Adams, Jr.

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201

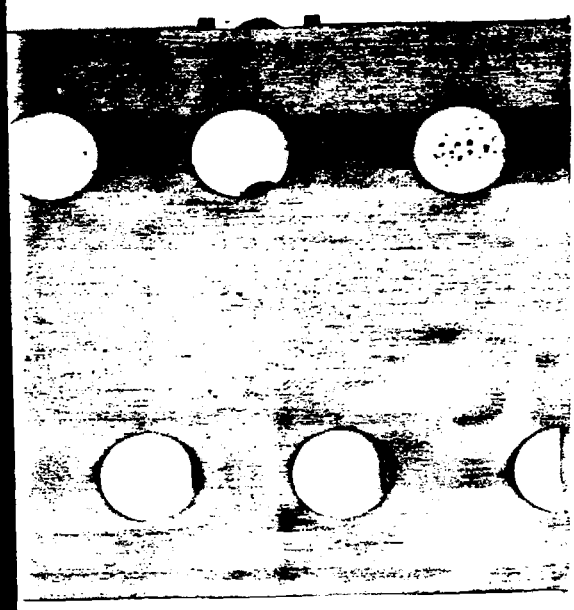
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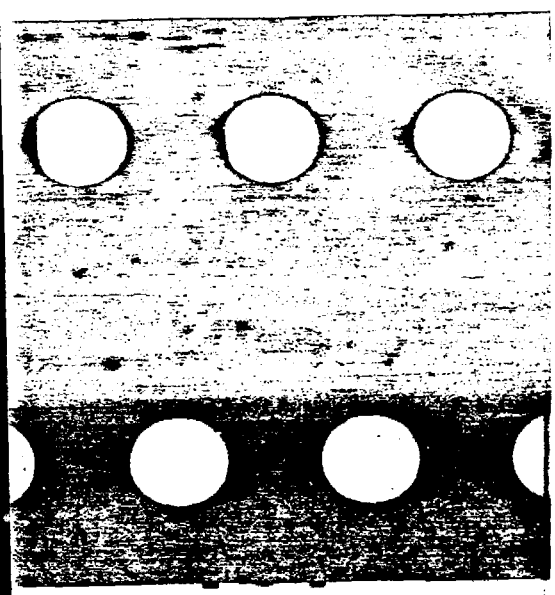
IDENTIFICATION REFERENCE

FEB 18 12 20 PM '88

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

7930 02/18 0101 30HEI





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 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 113500.00
CON TX 317.80
PRFEE 0.50
WDEED 6.00
TOTAL 324.30
CHECK 324.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/18/88 01 12:21 0001 7930

05903

IDENTIFICATION REFERENCE

FEB 18 12 20 PM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 62711