Mail BOOK 7517 PAGE 42

THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney-at-Law
112 Long Hollow Pike, Suite 301
Goodlettsville, Tennessee 37072 3CHECK 84.90

WARRANTY DEED

ADDRESS NEW OWNER:	PERSON/ENTITY RESPONSIBLE FOR PAYMENT OF TAXES:	MAP-PAR. NO.
John L. Lee, etux 327 Marshall St. Nashville, Tn. 37207	SAME AS NEW OWNERS	Map 71-11 Par. 113 12DA-41870

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, We, JOHN HENSLEY JONES and wife, JUNE MARIE JONES, hereinafter referred to as the "GRANTOR", have bargained and sold, and by these presents do transfer and convey unto the said JOHN L. LEE and wife, TERRESA M. LEE, hereinafter referred to as the "GRANTEE", his heirs and assigns , a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being the westerly half of Lot No. 32 on the Plan of Trinity Heights Addition, as of record in Book 161, page 38, Register's Office for said County.
Said part of said Lot No. 32 fronts 50 feet on the northerly side of Marshall Avenue and runs back between parallel lines, 150 feet to an alley.
Being the same property conveyed to John Hensley Jones and wife, June Marie Jones, by deed from L. C. Roberts and wife, Dorothy S. Roberts, of record in Book 2493, page 526, Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estates, title and interest thereto belonging to the said Grantees, their heirs and assigns, forever.

And, We, the Grantors do covenant with the said Grantees, that we are lawfully seized and possessed of said land in fee simple, have a good right convey it and warranty that the same is unencumbered, except (1) 1988 State & County taxes, a lien, prorated between the parties and assumed in full by Grantees and (2) The Plan of record in Book 161, page 38, said Register's Office.

And the, Grantors do further covenant and bind ourselves, our heirs and representatives to warranty and forever defend the title to the land to the said Grantees, their heirs and assigns,

against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 13th day of April, 1988.

John Hensley Jones
JOHN HENSLEY JONES

June Marie Jones
JUNE MARIE JONES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JOHN HENSLEY JONES and wife, JUNE MARIE JONES, 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 this the 13th day of April, 1988.

Desiree M Cathey
NOTARY PUBLIC

My Commission Expires: 1/25/92

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $28,000.00.

John L. Lee
Affiant

Sworn to and subscribed before me, this the 13th day of April, 1988.

Desiree M. Cathey
NOTARY PUBLIC

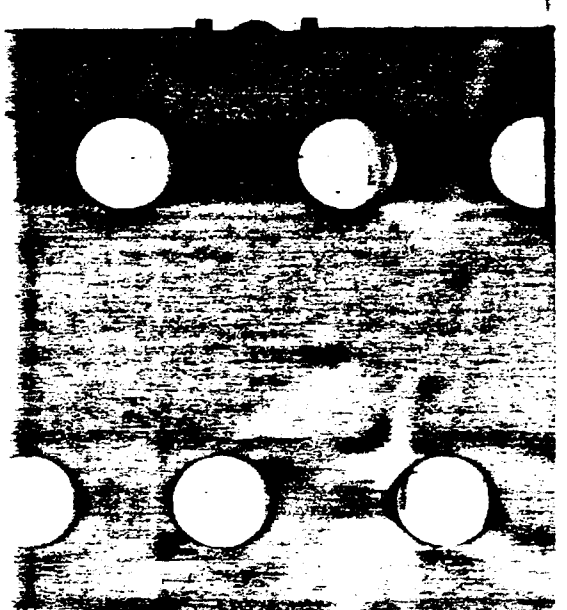
My Commission Expires: 1/25/92

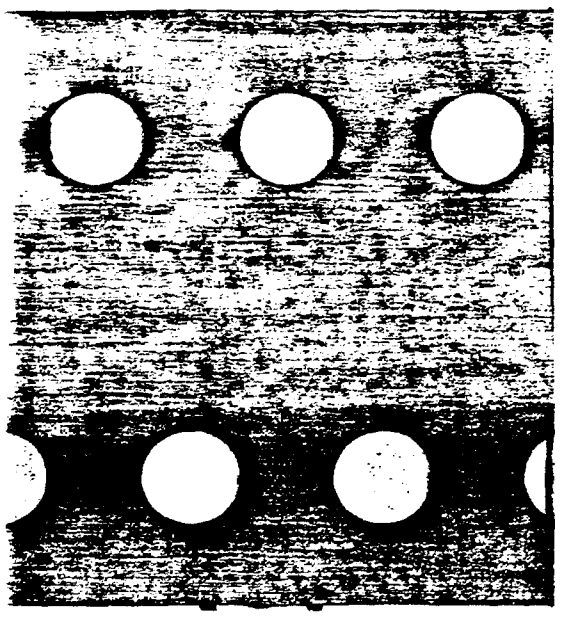
2161.4

IDENTIF TREFFERENCE

APR 15 9 47 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN





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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2161.4

IDENTIF. REFERENCE

APR 15 9 47 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

			CAMT	28000.00
			CON TX	78.40
			PRFEE	0.50
			WDEED	6.00
			TOTAL	84.90
			CHECK	84.90
04/15/88	01	09:46	0001	4775

No. 80914