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THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00257148

WARRANTY DEED

BOOK 7547 PAGE 834

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Nelson J. Gammans (NAME)	same (NAME)	MAP 128-14
8041 Esterbrook (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 66
Nashville, TN 37221 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------$10.00---------- *Dollars,*

Cash in hand paid by Nelson J. Gammans and wife, Theodora D. Gammans and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Scott Powell Birmingham

have this day bargained and sold, and do hereby transfer and convey unto the said Nelson J. Gammans and wife,

Theodora D. Gammans

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

Land in the Ninth (9th) Civil District of Davidson County, Tennessee, being Lot No. 82 on the Map of Harpeth Park, Section 2, as of record in Book 3700, page 58, Register's Office for said County.

Said Lot No. 82 fronts 87 feet on the southerly side of Esterbrook Drive and extends back 201.85 feet on the westerly line and 189.07 feet on the easterly line to a line in the rear measuring 102.76 feet thereon.

Being the same property conveyed to Scott P. Birmingham and wife, Nita M. Birmingham, by deed from Clyde W. Kestner and wife, Violet Marie Kestner, of record in Book 4632, page 981, Register's Office of Davidson County, Tennessee.

Title is now vested in Scott Powell Birmingham by Final Decree of Divorce, No.74760, Circuit Court of Davidson County, Tennessee, of record in Book 4878, page 125, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 93,400.00

Subscribed and sworn to before me this the 17th *day of* May 1988

My commission expires: 11/12/90 (Affix Seal)

Affiant

Notary Public Betsy B. Edwards

unimproved ( )
This is improved ( ) property, known as 8041 Esterbrook, Nashville, TN 37221
(House Number) (Street) 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 17th *day of* May *19*88*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Scott Powell Birmingham

Scott Powell Birmingham

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned ~~Scott Powell Birmingham~~, *a Notary Public in and for said County and State* _____

_____

_____

the within named bargainor _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* HE *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 17th *day of* May, *19* 88.

Commission expires 11/12/90 Betsy B Edwards *Notary Public*

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 _____

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
88 MAY 19 9 22 AM

IDENTIFICATION REFERENCE

3 1 7 4 1

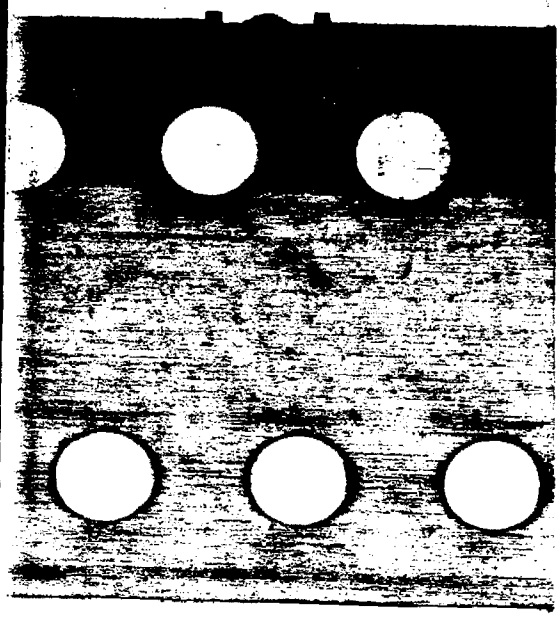
WARRANTY DEED

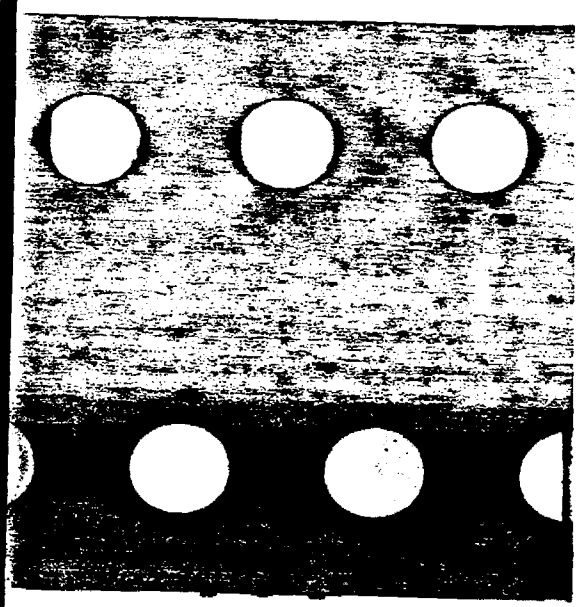
FROM

TO

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

8520 05/19 0101 03CHECK 268.02





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7547 PAGE 836

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MG - 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 93400.00
CON TX 261.52
PRFEE 0.50
MDEED 6.00
TOTAL 268.02
CHECK 268.02

05/19/88 01 09:23 0001 8520

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 1 7.4 1

IDENTIF. REFERENCE

MAY 19 9 22 AM '88
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 92714