FILE BOX "7" File No. 23216

FORM NO. WD-1

BOOK 7553 PAGE 895

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $

$50,000.00 Affiant: Benjamin J. Archer

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF May, 19 88

Notary Public: Janet A. Davis

MY COMMISSION EXPIRES: 1-20-89

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BENJAMIN J. ARCHER (NAME)	S A M E (NAME)	Map 118-5
952 Clayton Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 130
Nashville, TN. 37204 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	16DA-12800

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, LARIMORE AUSTIN, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BENJAMIN J. ARCHER

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: 1066 05/26 0101 03CHECK 146.50

BEING Lot No. 49-B and the easterly half of Lot No. 50-B on the plan of Battlefield Estates, Section No. 1, as of record in Book 843, pages 96 and 97, Register's Office for said County.

SAID Lot No. 49-B and the easterly part of Lot No. 50-B front together 112½ feet on the northerly side of East Clayton Avenue and run back between parallel lines 242 feet to a dead line.

BEING the same property conveyed to Larimore Austin, by Will of Hazel Elizabeth Austin in Case No. 90785, Probate Court for Davidson County; Hazel Austin by Will from Minnie Almeda Austin to Hazel Austin in Will Book 95, page 175, and by deed from R. Quinn Barton et ux Picola L. Barton to C. S. Austin et ux Minnie A. Austin, of record in Book 1939, page 530, Register's Office for Davidson County, Tennessee.

338.50

IDENTIFICATION REFERENCE

May 26 10 50 AM '88
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 952 Clayton Avenue, Nashville, Tennessee 37204
(House Number) (Street) (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 it, 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 my hand this 13th day of May, 19 88

Larimore Austin
LARIMORE AUSTIN

BOOK 7553 PAGE 896

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named LARIMORE AUSTIN

the 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 13th day of May, 1988.

Commission Expires 1-10-89

Janet S. Davis
Notary Public

NOTARY PUBLIC

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

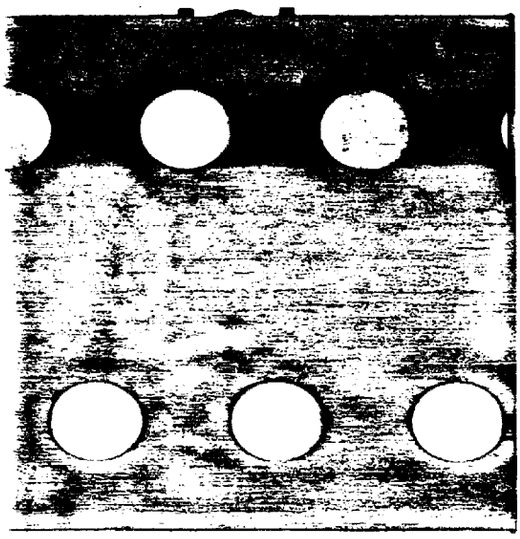
_____ Notary Public

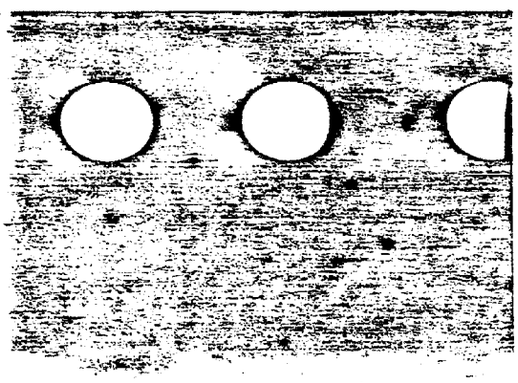
Commission Expires _____

WARRANTY DEED

FROM

TO





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7553 PAGE 897

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 50000.00
CON TX 140.00
PRFEE 0.50
WDEED 6.00
TOTAL 146.50
CHECK 146.50

05/26/88 01 10:52 0001 1066

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33850

IDENTIFICATION REFERENCE

MAY 26 10 50 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 95212