file box 8/jcb

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Melville M. Barnes, Jr. 2808 Hemingway Drive Nashville, TN 37215	SAME	MAP 130-15 PARCEL 37 7DA-52325

WARRANTY DEED

BOOK 7561 PAGE 914

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Evelyn Herron, now known as Evelyn Herron Seaton, and husband, Ed Seaton

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Melville M. Barnes, Jr., and wife, Christine F. Barnes

hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 2 on the plan of Tyne Meade, Block H, Section III of record in Book 1424, pages 12, 13, and 14, Register's Office for said County.

SAID Lot No. 2 fronts 210.3 feet on the northeasterly margin of Hemingway Drive and extends back 220.0 feet on the southeasterly line and 220.0 feet on the northwesterly line to a dead line in the rear, measuring 217.5 feet thereon.

BEING the same property conveyed to B. M. Herron and wife, Evelyn Herron by deed from Elaine Grace Kofoed and husband, Wesley G. Kofoed of record in Book 2645, page 607, said Register's Office. B. M. Herron has since died leaving Evelyn Herron as surviving tenant by the entirety. CHECK 346.98

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

Evelyn Herron, Evelyn G. Herron, and Evelyn Herron Seaton are one and the same person.

3641.0

IDENTIFICATION REFERENCE

JUN 3 11 27 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is xxx improved property, known as 2808 Hemingway Drive, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 2nd day of June, 19 88

Evelyn Herron Seaton
Evelyn Herron Seaton

Ed Seaton
Ed Seaton

STATE OF TENNESSEE
COUNTY OF Davidson

On this 2nd day of June, 1988, before me personally appeared Evelyn Herron Seaton and Ed Seaton, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7561 PAGE 915

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 121,563.00.

Melville M Barnes Jr
Affiant

Subscribed and sworn to before me, this the 2nd day of June, 19 88.

My Commission Expires: 10-24-88

Notary Public

NOTARY PUBLIC AT LARGE STATE

WARRANTY DEED

from:

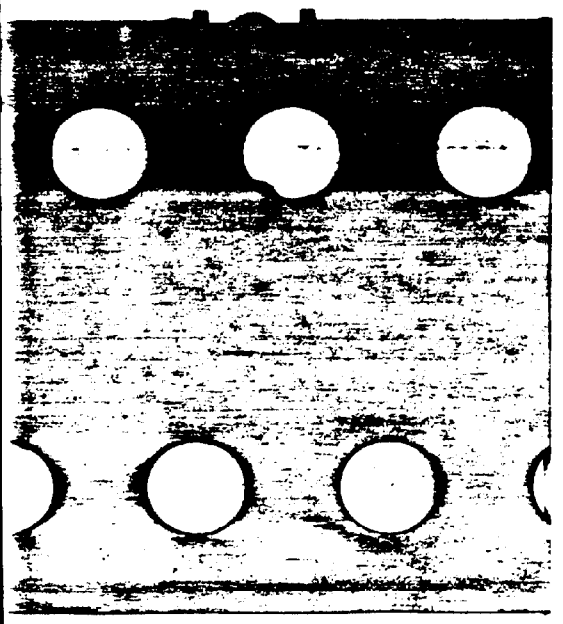
EVELYN HERRON SEATON AND
HUSBAND, ED SEATON

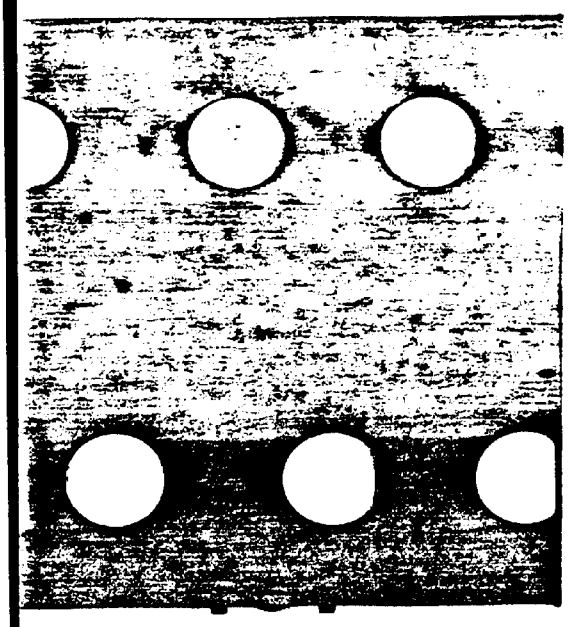
to:

MELVILLE M. BARNES, JR., AND
WIFE, CHRISTINE F. BARNES

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN-27578





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7561 PAGE 916

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
121563.00
CON TX 340.48
PRFEE 0.50
WDEED 6.00
TOTAL 346.98
CHECK 346.98

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/03/98 01 11:30 0001 1195

3641.0

IDENTIFICATION REFERENCE

JUN 3 11 27 AM '98

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 98091