This instrument prepared by: Edward J. Gross, Attorney
1607 Parkway Towers Nashville, Tn 37219

WARRANTY DEED

BOOK 7563 PAGE 491

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John T. James, Charles W. James & Jesse S. James	John T. James	13D-17490
4056 Ames Drive	2641 Delk Avenue	Map 59-10
Nashville, Tn 37218	Nashville, Tennessee 37208	Par. 123 PW
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of $10.00 *Dollars,*

and other good and valuable considerations.

1717 06/06 0101 03CHECK 124.16

I, Ola M. James, widow of William James

have this day bargained and sold, and do hereby transfer and convey unto the said John T. James, Charles W. James & Jesse S. James, as joint tenants

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

LAND in Davidson County, Tennessee, being Lot No. 45 on the Plan of Haynes Estates, Section II, as of record in Book 4175, page 13, Register's Office for said County.

Said Lot fronts 78.90 feet on the easterly side of Ames Drive and extends back 135.25 feet on the northerly line, 135.15 feet on the southerly line to a dead line and measures 73.70 feet thereon.

Being the same property conveyed by W. L. Bainbridge Company a partnership composed of W. L. Bainbridge, Jr. & W. L. Bainbridge, III, by deed to William James and wife Ola M. James of record in Book 4292, page 163 Register's Office of Davidson County, Tennessee.

This conveyance is subject to the restrictions, easements and set back lines applicable to the property and taxes for the current year which have been pro-rated and assumed by the grantee.

William James deceased September 22, 1972.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 42,000.00

Subscribed and sworn to before me, this the 3rd day of June 19 88

Affiant

My commission expires: 9/11/90 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 4056 Ames Drive (House Number) Nashville, Tennessee 37218 (Street) P.O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said 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 31st *day of* June, 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.*

3683 7.

IDENTIFICATION REFERENCE

JUN 6 10 30 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

Ola M. James

OLA M. JAMES

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly M. Hobbs, *a Notary Public in and for said County and State,* Ola M. James

the within named bargainor, *with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee. *this* 31st *day of* June, *19*88.

Beverly M. Hobbs
Notary Public

BEVERLY M. HOBBS NOTARY PUBLIC DAVIDSON

Commission expires 9/11/90

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, 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 .....

WARRANTY DEED

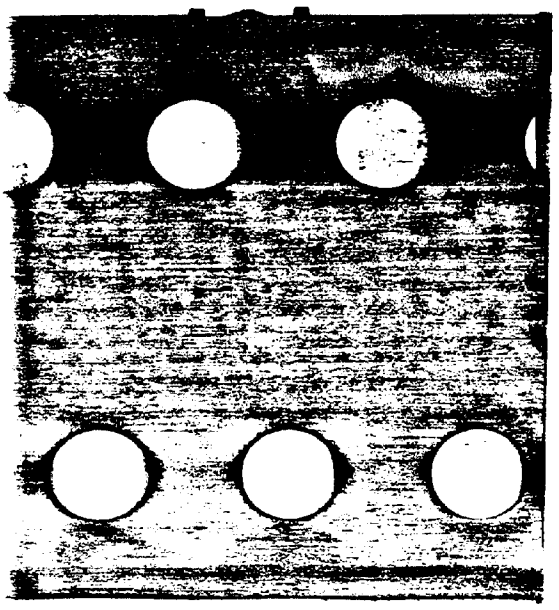
FROM

OLA M. JAMES, Widow of William James

TO

JOHN T. JAMES, CHARLES W. JAMES & JESSE S. JAMES

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



OFFICIAL RECEIPT

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

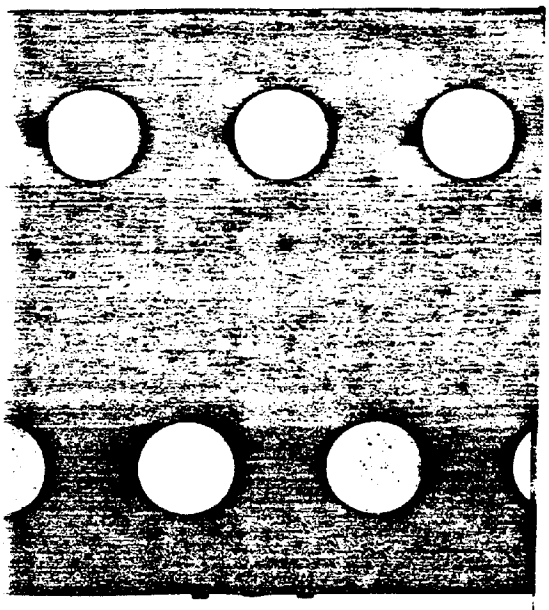
RECEIVED OF _____

FOR _____

BOOK 7563 PAGE 493

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 42000.00
CON TX 117.60
PRFEE 0.50
WDEED 6.00
TOTAL 124.10
CHECK 124.10

06/06/88 01 10:29 0001 171

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

36837

IDENTIFICATION REFERENCE

JUN 6 10 30 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 98598