Box 14

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Box 14

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $40,000.00

James C. Arnold
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF June, 1988.

Notary Public

MY COMMISSION EXPIRES: 10/24/92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James C. Arnold (NAME)	Same (NAME)	Map 62-9
4311 Earlene Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcels 19, 20
Nashville, Tennessee 37216 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	23 and 24

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, Ruby G. Bateman Uthman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James C. Arnold and wife, Betty A. Arnold

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:

Land in Davidson County, Tennessee, being the south 20 feet of Lot No. 19 and all of Lot No. 20 and 21, on the Plan of Riverwood Subdivision, of record in Book 547, page 62, said Register's Office.

The south 20 feet of Lot No. 19 and all of Lots Nos. 20 and 21 front together 220 feet on the westerly side of a 30 foot Avenue and extends back 272 feet, more or less, on the northerly line and 254 feet on the southerly line to a line in the rear which measures 220 feet thereon.

Included in the above description, but excluded therefrom is Cedarwood Drive now located.

Being the same property conveyed to Clarke W. Bateman by deed from Mary B. Ambrose, widow, Matilda Koellein, widow, J. A. Koellein and wife, Julia Koellein, Alexander L. Wiemer and wife, Louise Wiemer as of record in Book 1021, page 648, said Register's Office. The said Clarke W. Bateman having since died the property was divested in Ruby G. Bateman, R. Fritz Bateman and First American National Bank in Nashville, Trustee for James H. Bateman by Will of record in Will Book 99, page 375, County Court Clerks Office of Davidson County, Tennessee. The said R. Fritz Bateman and First American National Bank in Nashville, Trustee for James H. Bateman quitclaimed all their interest in the property to Ruby G. Bateman of record in Book 4763, page 834, Register's Office for said County. Ruby G. Bateman having since married is now Ruby G. Bateman Uthman.

The property is subject to the restriction that each residence constructed on that portion being part of Lot 19 and 20 of the said Riverwood Subdivision, and on that portion being Lot 21 shall contain not less than 1750 square feet. This restriction shall run with the land.

This is (unimproved XX) (improved ( )) property, known as Cedarwood Drive, Nashville, Tennessee 37216
(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 her hand this 30th day of June, 19 88

X Ruby G Bateman Uthman

Ruby G. Bateman Uthman

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ruby G. Bateman Uthman

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

Witness my hand and official seal at Nashville, Tennessee, this 27th day of June, 1988.

Amy C Edens Notary Public

Commission Expires My Commission Expires MAY 8, 1991

AMY C. EDENS NOTARY PUBLIC DAVIDSON COUNTY TENN

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
Ruby G. Bateman Uthman

TO
James C. Arnold and wife, Betty A. Arnold

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

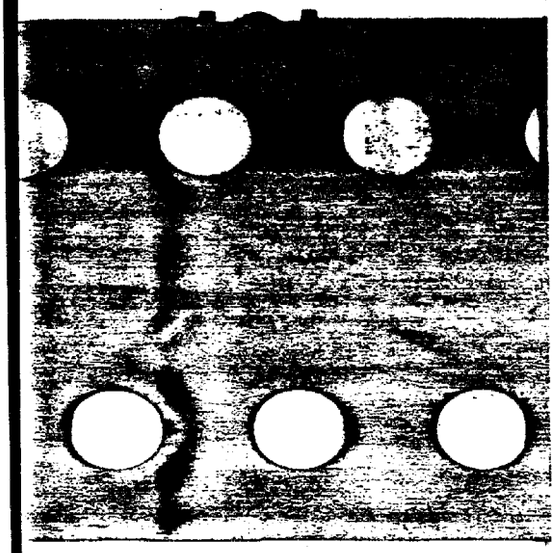
45360

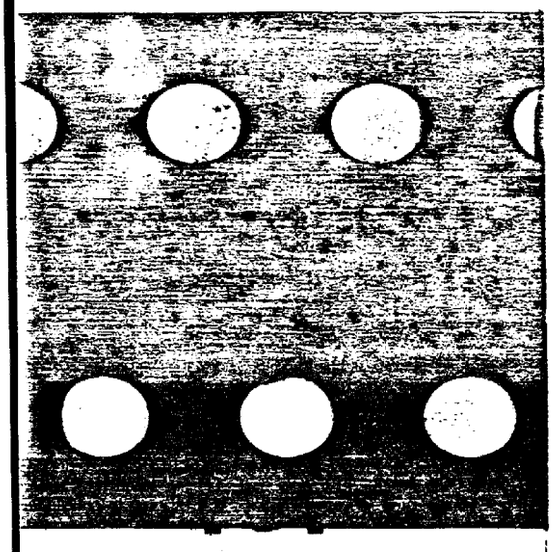
IDENTIFICATION REFERENCE

JUN 30 1 52 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

1681 06/30 0101 03CHECK 118.50





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
				CAMT 40000.00
				CON TX 112.00
				PRFEE 0.50
				WDEED 6.00
				TOTAL 118.50
				CHECK 118.50

06/30/88 01 13:53 0001 1681

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45360

IDENTIFI REFERENCE

JUN 30 1 52 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 108433