ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO (Mortgagee)	MAP-PARCEL NUMBERS
WILLIAM E. COFFMAN etux	INVESTORS FEDERAL SAVINGS BANK	Map 72-10
(NAME)	(NAME)	
1315 Moneta Avenue	109 Walton Ferry Road	Parcel 237
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tn. 37216	Hendersonville, Tn. 37075	15DZ-14060
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

FILE 47

WARRANTY DEED

BOOK 7595 PAGE 795

For and in consideration of the sum of TEN AND NO/100---------- DOLLARS ($10.00)----------

Cash in hand paid by the Grantees: WILLIAM E. COFFMAN and wife, DONIS COFFMAN, and other good and valuable considerations, receipt of which is hereby acknowledged;

I, ALICE JEFFERIES

have bargained and sold, and by these presents do transfer and convey unto the said WILLIAM E. COFFMAN and wife, DONIS COFFMAN

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

LAND in the 11th, formerly 18th, Civil District of Davidson County, Tennessee, which is particularly described on EXHIBIT "A" which is attached hereto, and made a part hereof as fully as if copied herein verbatim.

47982.

IDENTIFICATION REFERENCE

JUL 11 1 22 PM '88

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

5533 07/11 0101 03CHECK 116.75

Being the same property conveyed to C. L. WOODWARD and wife, MARY L. JEFFRIES WOODWARD, for their lives with the remainder in fee to ALICE JEFFRIES by Quitclaim Deed of record in Book 6688, Page 280, Register's Office for Davidson County, Tennessee. The said C. L. Woodward and Mary L. Jeffries Woodward having since died.

Alice Jeffries, Alice Jeffreys and Alice M. Jeffreys being one and the same person.

unimproved ( )

This is improved (xx) property, known as 1315 Moneta Street (House Number) (Street)

NASHVILLE, (P.O. Address) TN. (City or Town) 37216 (Zip Code)

To have and to hold the said trade 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.

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 30TH day of June, 19 88.

Alice M Jeffreys

ALICE M. JEFFREYS

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

BOOK 7595 PAGE 796

Personally appeared before me THE UNDERSIGNED, a Notary Public in and for said County and State Alice M. Jeffreys

the within named 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 seat at SAN DIEGO, California this 30TH day of June, 19 88.

Paul M. Powers Notary Public

Commission expires 2-28-92

OFFICIAL SEAL
PAUL M. POWERS
Notary Public-California
SAN DIEGO COUNTY
My Comm. Exp. Feb 28 1992

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 seat, at office in _____ this _____ day of _____, 19 ___.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 32,500.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

William D. Castleman

Sworn to and subscribed before me this 6th day of July, 19 88

My commission expires 5-20-92 Notary Public Joyce B. Donahue

RETURN TO:	This instrument was prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE MADISON, TN 37115
Name	Address

WARRANTY DEED

FROM ALICE M. JEFFREYS

TO WILLIAM E. COFFMAN ETUX

DONIS COFFMAN

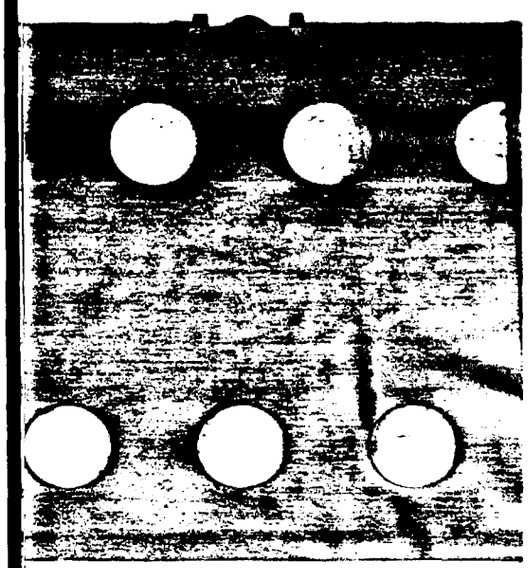
LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

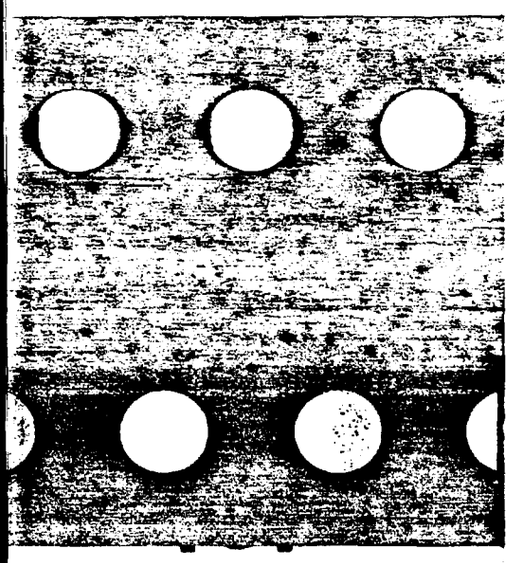
AREA CODE 615
TELEPHONE 865-4750

EXHIBIT "A"

A lot or parcel of land in the 11th, formerly 18th, Civil District of Davidson County, Tennessee, being the Easterly part of Lot No. 20 on the Map of F. B. RUCKER'S SUBDIVISION OF LITTON PROPERTY, not of record, described as follows:

BEGINNING at a point in the Northerly margin of Moneta Street, 200 feet West of the Northwest corner of Moneta Street and Scott Avenue, the Southwest corner of the property conveyed to Mary L. Jeffries, by deed from Ruby Chaffin and husband, of record in Book 1031, Page 599, Register's Office for Davidson County, Tennessee, thence Northwardly passing Mary L. Jeffries' Northwest corner, 220 feet more or less, to a point, the Southeast corner of the property conveyed to E. B. Rucker by deed from E. P. Trotter and wife, of record in Book 936, Page 238, said Register's Office; thence Westwardly with Rucker's South line 50 feet, more or less to a point, the Northeast corner of the property conveyed to Mrs. Marguerite Elva Frazier by deed from E. B. Rucker and wife, of record in Book 667, Page 213, said Register's Office; thence Southwardly with Mrs. Frazier's Easterly line, 220 feet more or less, to a point; in the North margin of Moneta Street, the Southeast corner of the Frazier lot; thence Eastwardly with the North margin of Moneta Street 50 feet, more or less, to the point of beginning.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7595 PAGE 798

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 32500.00
				CON TX 107.25
				PRFEE 0.50
				WDEED 9.00
				TOTAL 116.75
				CHECK 116.75
07/11/88	01			13:23 0001 5533

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

47982

IDENTIFY REFERENCE

JUL 11 1 22 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 111375