THIS INSTRUMENT PREPARED BY:
STEWART & BLACK, ATTORNEYS
THE LAWYER'S BUILDING
333 South Gallatin Road
MADISON, TENNESSEE 37115

mail

ADDRESS NEW OWNER:

RICKY E. O'SAILE ET UX
337 Hickory Street
Madison, TN 37115

SEND TAX BILLS TO:

SAME

MAP/PARCEL NUMBERS: 1089 08/01 0101 03CHECK 170.1

Map 43-13-0
Parcel 330.00

BOOK 7614 PAGE 223

The actual consideration or value whichever is greater, for this transfer is $49,600.00.

Ricky E. O'Saile
Affiant

Subscribed and sworn to me, this the 28th day of July, 1988.

Denise C. Akers
Notary Public
My Commission Expires: 5-11-89

54345

IDENTIFICATION

AUG 1 10 37 AM '88

FELIX Z. WHITE JR. REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and no/100 ($10.00) Dollars, WE, DAVID M. EDGIN ET UX, MARY E. EDGIN, hereinafter referred to as GRANTORS, have this day bargained and sold, and do hereby transfer and convey unto the said RICKY E. O'SAILE ET UX, GAIL E. O'SAILE, hereinafter referred to as GRANTEES, their successors, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 20, Block E on the Map of Crittenden Estates as of record in Book 974, page 69, Register's Office for said county.

Said Lot No. 20 fronts 50 feet on the north side of Oak Street and runs back between lines, 124.4 feet on the west line and 124.2 feet on the east line, to a dead line measuring 50 feet thereon.

BEING the same property conveyed to David M. Edgin et ux, Mary Edgin, by Warranty Deed from Ida May Cooper, a married person, of record in Book 7514, page 714, Register's Office for Davidson County, Tennessee.

This is improved property known as 337 Hickory Street, Madison, TN 37115.

To HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest 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 and our heirs and representatives, to warrant and forever defend the title to said GRANTEES, their successors, heirs and assigns, against the lawful claims of all persons.

WITNESS our hands this 28th day of July, 1988.

David M. Edgin
David M. Edgin

Mary E. Edgin
Mary E. Edgin

STATE OF TENNESSEE :

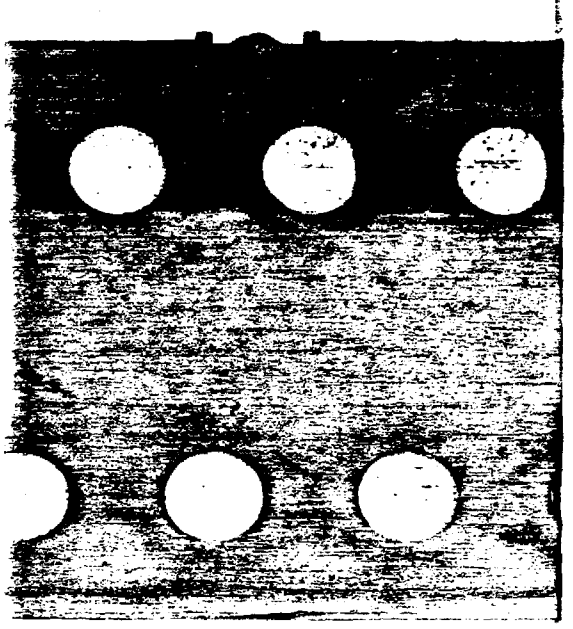
COUNTY OF DAVIDSON :

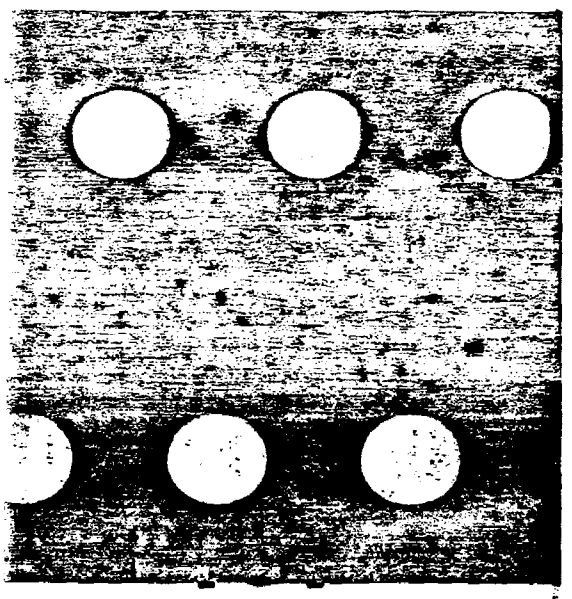
Personally appeared before me, Donna C. Allis a Notary Public in and for said County and State, DAVID M. EDGIN ET UX, MARY E. EDGIN, the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Madison, Tennessee, on this the 28th day of July, 1988.

Donna C. Allis
Notary Public

My Commission Expires: 5-11-92





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7614 PAGE 225

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 49600.00
CON TX 163.68
PRFEE 0.50
WDEED 6.00
TOTAL 170.18
CHECK 170.18

03/01/88 01 10:40 0001 2059

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54345

IDENTIFICATION REFERENCE

Aug 1 10 37 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 118667