FILE BOX "7" FILE NO. 23607

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 22,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF AUGUST, 19 88

Notary Public

MY COMMISSION EXPIRES: 1-10-89

(AFFIX SEAL)

BOOK 7621 PAGE 395

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
LURTON E. LIPSCOMB (NAME)	S A M E (NAME)	81-10-208
220 Great Circle Rd #126 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	8DA 05540
Nashville Tn. 37228 (CITY) (STATE) (P.O ZIP)	(CITY) (STATE) (ZIP)	

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 NANNIE D. DRIVER, A Widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO LURTON E. LIPSCOMB

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: 4804 08/08 0101 03CHECK 79.10

LAND in Davidson County, Tennessee, being Lot 3 on the Plan of Cobb's Subdivision of Lot 6 of the Harding-Bosley Tract, as of record in Book 161, Page 155, Register's Office for said County.

SAID Lot 3 fronts 54.1 feet on the Southerly side of Buchanan Street, formerly the Hydes Ferry Pike, and runs back between parallel lines, with the Easterly margin of 24th Avenue North, 150 feet to an alley.

BEING the same property conveyed to Nannie D. Driver by Quitclaim Deed from Austin R. Duncan and wife, Leona V. Duncan of record in Book 7621, page 393, Register's Office for Davidson County, Tennessee.

5 6 7.5 8

IDENTIFICATION REFERENCE

AUG 8 10 25 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is improved X / unimproved property, known as 2311 Buchanan Street, Nashville, Tennessee 37208
(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 my hand this 4th day of August, 19 88

X Nannie D. Driver

NANNIE D. DRIVER

BOOK 7621 PAGE 396

STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named NANNIE D. DRIVER, A Widow

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 4th day of August, 1988.

Commission Expires 1-10-89

Notary Public

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____.

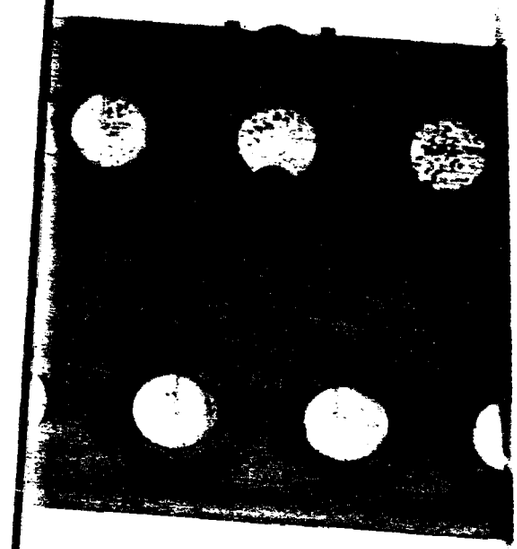
_____ Notary Public

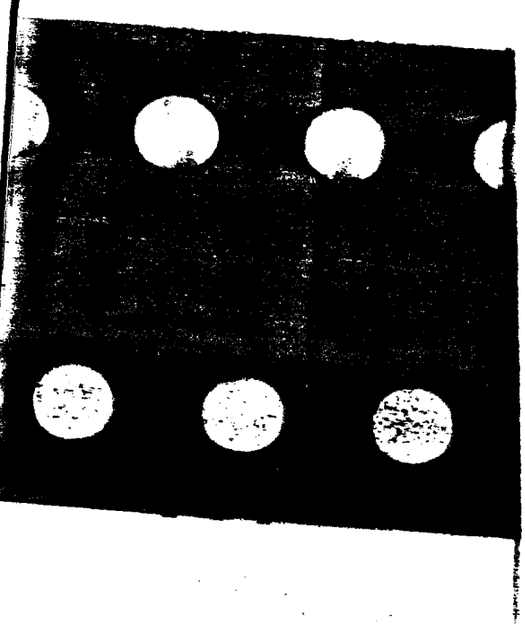
Commission Expires _____

WARRANTY DEED

FROM

TO





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7621 PAGE 397

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 22000.00
				CON TX 72.60
				PRFEE 0.50
				WDEEI 6.00
				TOTAL 79.10
				CHECK 79.10

08/08/88 01 10:29 0001 4804

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5675 8

IDENTIFICATION REFERENCE

AUG 8 10 25 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 121386