FORM NO. WD-1

BOOK 7633 PAGE 526

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00

Andrew G. Hatchett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF August, 1988

Notary Public

MY COMMISSION EXPIRES: 1-19-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

D.W. McMackin, 219 Fifth Avenue, North, Nashville, TN 37219

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James Edward Warren, et al (NAME)	Same (NAME)	71-15
1331 Pennock Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	178
Nashville, TN 37207 (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~~ I, Sybil Kirk Penovich, unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Edward Warren and wife, Elizabeth Love Warren, and Andrew Gaston Hatchett, III, as joint tenants with right of survivorship,

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 Lots No. 245 and 246, on the Plan of Highland Land Company's Subdivision, as of record in Book 421, page 14, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 245 and 246 adjoin and front together 50 feet on the easterly side of Pennock Avenue and runs back between parallel lines 175 feet to an alley at the rear on which they measure 50 feet thereon.

Being the same property conveyed to Bob D. Penovich and wife, Sybil Kirk Penovich, by deed from W.L. Bainbridge Company, of record in Book 4637, page 993, Register's Office, Davidson County, Tennessee, the said Bob D. Penovich having since died.

It is the express intention of Grantor to create a survivorship estate in Grantees.

6109

IDENTIFICATION REFERENCE

Aug 23 9 24 AM '88

FELIX Z WILSON II REGISTER DAVIDSON COUNTY, TN

RUSH

9854 08/23 0101 03CHECK 72.50

This is unimproved ( ) improved (X) property, known as 1331 Pennock Avenue, Nashville, TN 37207
(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 on this 19th day of August, 19 88

Sybil Kirk Penovich

Sybil Kirk Penovich, unmarried

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 Sybil Kirk Penovich, unmarried

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 19th day of August, 19 88.

Commission Expires 1/9/91

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

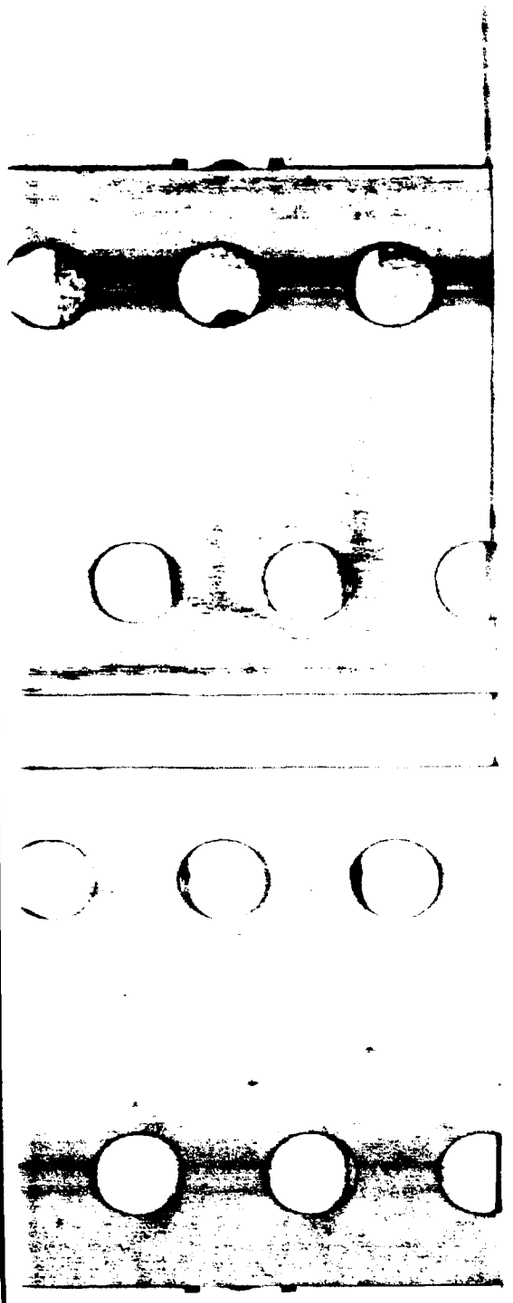
FROM

Sybil Kirk Penovich, umarried

TO

James Edward Warren and wife, Elizabeth Love Warren and Andrew Gaston Hatchett, III, as joint tenants with right of survivorship

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101



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 20000.00
CON TX 66.00
PRFEE 0.50
WDEED 6.00
TOTAL 72.50
CHECK 72.50

08/23/88 01 09:26 0001 9854

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6109.9

IDENTIFICATION REFERENCE

AUG 23 9 24 AM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 126377