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

Mail

BOOK 7640 PAGE 434

ADDRESS NEW OWNER:

DORRIS E. BENNETT, JR.
410 Mason Lane
Goodlettsville, TN 37072

SEND TAX BILLS TO:

Same

MAP/PARCEL NUMBERS:

Map 71-8
Parcel 324

2590 08/31 0101 03CHECK 86.06

The actual consideration or value whichever is greater, for this transfer is $23,200.00.

Affiant

Subscribed and sworn to me, this the 26th day of August, 1988.

Notary Public
My Commission Expires 5-11-92

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and no/100 ($10.00) Dollars, cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, I, LOIELL MAYBERRY, TRUSTEE, with full power to sell, transfer, convey, execute mortgages, deeds of Trust and notes and to otherwise deal in and with said property without necessity of joinder and beneficiary, hereinafter referred to as GRANTOR, have this day bargained and sold, and do hereby transfer and convey unto the said DORRIS E. BENNETT, Jr., single man, hereinafter referred to as GRANTEE, his, successors, heirs and assigns, certain real estate in Davidson County, Tennessee, being more particularly described in Exhibit "A", which is attached hereto and incorporated herein by reference, together with all right, title and interest of Grantors in and to any easements and rights-of-way adjoining or abutting said real estate and any covenants and other rights appurtenant thereto (the "Property").

This conveyance of the Property, and all covenants and warranties contained herein, are made expressly subject to the exceptions and other matters set forth in Exhibit "B", which is attached hereto and incorporated herein by reference.

This is improved property known as 1901 Jones Avenue, Nashville, TN 37115.

To HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE, his

successors, heirs and assigns forever, I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered except to the extent otherwise set forth in Exhibit "B" hereto.

I further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to said GRANTEE, his successors, heirs and assigns, against the lawful claims of all persons.

WITNESS my hand this 26TH day of August, 1988.

Loiell Mayberry, Trustee

Loiell Mayberry, Trustee

STATE OF TENNESSEE :

COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LOIELL MAYBERRY, TRUSTEE, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Madison Tennessee, on this the 26TH day of August, 1988.

Denise C. Allis

Notary Public

DENISE C. ALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 5-11-92

EXHIBIT "A" BOOK 7640 PAGE 436

LAND in Davidson County, Tennessee, being Lot No. 1 on the Map of Rawls Tract Subdivision originally shown on a survey made by Z.J. Wilkinson, Surveyor, but most recently amended and described according to a copy of a survey made by Pete Meyer, Surveyor, as follows:

BEGINNING at a concrete monument in the north margin of Edwin Street opposite the entrance into Jones Avenue; thence around a curve in a northwesterly direction 32.6 feet to another concrete monument in the east margin of Jones Avenue; thence with the margin of said Avenue North 4 deg. 30' East 40 feet to the new corner between Lots Nos. 1 and 2; thence with the line between said lots easterly 150 feet to a point in an alley being in the line between Lots Nos. 1 and 43; thence South 4 deg. 30' West 60 feet to the north margin of Edwin Street; thence with the margin of the same, South 89 deg. West 130 feet to the beginning.

BEING the same property conveyed to Loiell Mayberry, Trustee, by Warranty Deed from Leroy M. Gassaway, of record in Book 7547, page 873, Register's Office for Davidson County, Tennessee.

EXHIBIT "B"

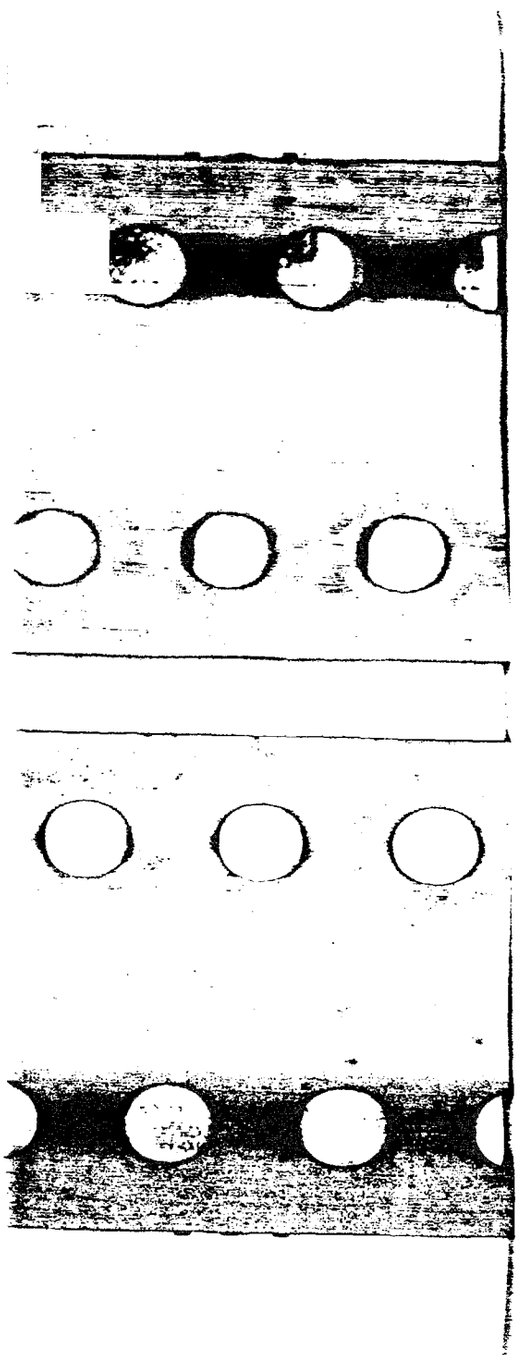
1. Real property taxes for 1988 and all future years.

2. Unrecorded easements for roads and utilities, if any.

IDENTIFICATION

Aug 31 9 43 AM '88

63463



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7640 PAGE 437

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 23200.00
				CON TX 76.56
				PRFEE 0.50
				WDEED 9.00
				TOTAL 86.06
				CHECK 86.06
08/31/88		01	09:44 0001	2590

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63463

IDENTIFICATION REFERENCE

AUG 31 9 43 AM '88

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 129083