File Box 9

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Bx 9

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF August, 19 88.

Notary Public

MY COMMISSION EXPIRES: 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
H. Pride Scanlan (NAME)	New Owner (NAME)	Map 130-1
136 Blackburn Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 158
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FB# 7DZ29935

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, James Steven Laughbaum and wife, Janeen A. Laughbaum,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO H. Pride Scanlan, unmarried,

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 Lot No. 53 on the Map of Bransford Realty Company's Belle Golf Links Subdivision, of record in Book 421 at pages 94 and 95, Register's Office for said County.

Said lot No. 53 fronts 60 feet on the southwesterly margin of Blackburn Avenue and extends back between parallel lines 190 feet to a dead line.

Being the same property conveyed to James Steven Laughbaum by Quitclaim Deed from H. L. Buchanan, Jr., Trustee, of record in Book 4990 at page 812, said Register's Office.

This conveyance is made subject to (a) property taxes for 1988 which have been prorated and for which Grantee will be responsible and (b) an easement for sanitary sewers and/or storm drainage of record in Book 5400 at page 636, said Register's Office.

Janeen A. Laughbaum joins in this conveyance for the sole purpose of conveying such marital interest, if any, she may have in subject property.

64152

IDENTIFICATION REFERENCE

SEP 1 2 53 PM '88

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (XX) property, known as 136 Blackburn Avenue, Nashville, Tennessee 37205
(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 our hands this 29th day of August, 1988

James Steven Laughbaum

Janeen A. Laughbaum

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named James Steven Laughbaum and wife, Janeen A. Laughbaum

the bargainor S, 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 Nashville, Tennessee, this 29th day of August 1988.

Commission expires 7-13-91

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

Notary Public

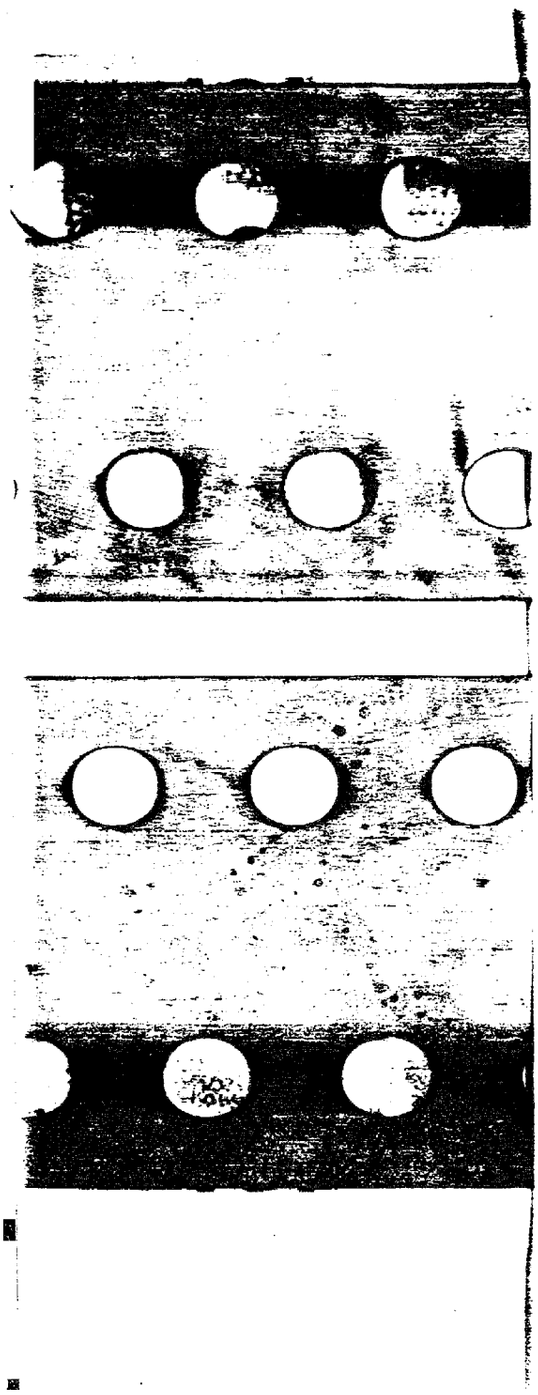
WARRANTY DEED

FROM
James Steven Laughbaum and wife,
Janeen A. Laughbaum

TO
H. Pride Scanlan, unmarried

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

K79 09/21 0101 03CHECK 353.00



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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6.41 52

IDENTIFICATION REFERENCE

SEP 1 2 53 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

CAMT	105000.00
CON TX	346.50
PRFEE	0.50
WDEED	6.00
TOTAL	353.00
CHECK	353.00

09/01/88 01 14:53 0001 3170

No. 130253