Name and Address of Owners:
Peter Curry, Trustee
P.O. Box 198062
Nashville, TN 37219

Send Tax Bills to:
PETER CURRY
P.O. Box 198062
Nashville, TN. 37219

Prepared By:
Blankenship and Blankenship
815 South Church Street
Murfreesboro, TN 37130
BCCB Drawer: Box 37
PHC

Map and Parcel Nos.:
Map 92-02-0
Parcel 300

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, we, WILEY COLLINS BAINES, JR., and MARY LILLIAN ETHERIDGE, hereinafter called the Grantors, our heirs and assigns, have this day bargained and sold and by these presents do hereby transfer and convey to PETER CURRY, TRUSTEE, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 16 on the plan of Mrs. E. S. Clark's subdivision of lots numbered 39, 40 and part of lot 38, Boyd McNairy Addition to Nashville, as of record in Book 332, page 27, Register's Office for Davidson County, Tennessee. Said Lot No. 16 fronts 50 feet on the northerly side of Jefferson Street and runs back between parallel lines 178 feet to an alley.

Being the same property conveyed to Wiley Collins Baines, Jr., and Mary Lillian Etheridge by Will of Wiley Collins Baines, Sr., of record in Will Book 152, page 809, of the Probate Court Clerk's Office for Davidson County, Tennessee, and being a part of the same property conveyed to said Wiley Collins Baines, Sr., by deed of record in Book 1854, page 395, of the Register's Office for Davidson County, Tennessee.

Included in this description but excluded from this conveyance is that property conveyed to the State of Tennessee by deed of record in Book 4120, page 323, said Register's Office, and this conveyance is subject to said conveyance to the State of Tennessee.

This conveyance is further made subject to the plat of record in Book 332, page 27, and to all lawful restrictions and easements of record in said Register's Office, and to that lease agreement from W. C. Baines as Lessor to National Advertising Company as Lessee dated October 29, 1971, and to whatever rights the Lessee may have by virtue of said lease agreement.

This is unimproved property identified as being 2420 Jefferson Street, Nashville, Tennessee.

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.

We do covenant with the said Grantees that we are lawfully seized and possessed of said parcel of real estate, have a good right to convey it, and the same is unencumbered, except for the lien of 1988 real property taxes, which taxes are to be prorated between the parties herein and which Grantee agrees to pay, and except as otherwise set out herein.

We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said real estate to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 16 day of September, 1988.

Wiley Collins Baines Jr.
WILEY COLLINS BAINES, JR.

Mary Lillian Etheridge
MARY LILLIAN ETHERIDGE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named WILEY COLLINS BAINES, JR., and MARY LILLIAN ETHERIDGE, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16 day of September, 1988.

John W. Pinkley
Notary Public

My commission expires: 2-14-89

A F F I D A V I T

I do hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $8,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Robert H Lumpp, Trustee
Affiant

Sworn to and subscribed before me,
this 16 day of September, 1988.

John T Blanchard Jr
Notary Public

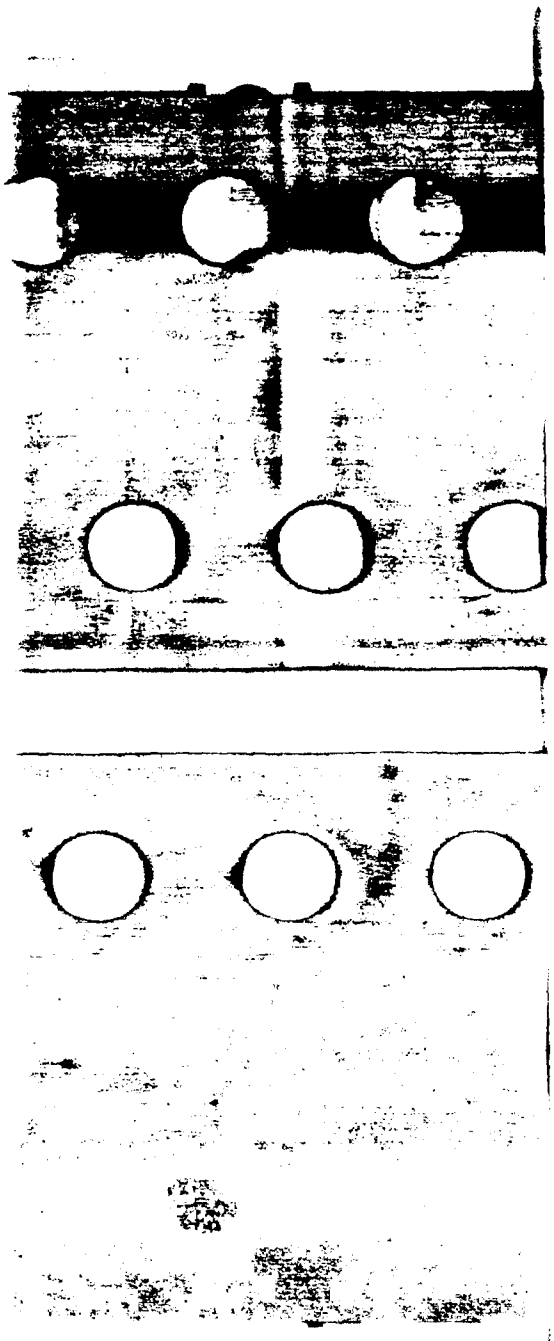
My Commission expires: 2-14-89

6-8323

IDENTIFICATION

SEP 16 2 37 PM '88

7957 09/15 0101 03CHECK 35.90



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7654 PAGE 535

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	8000.00
CON TX	26.40
PRFEE	0.50
WDEED	9.00
TOTAL	35.90
CHECK	35.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 09/13/88 01 14:40 0001 7957

68323

IDENTIFICATION REFERENCE

SEP 16 2 37 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 134966