THIS INSTRUMENT PREPARED BY:

WATTS & UNDERWOOD, ATTORNEYS
Suite 150
2000 Richard Jones Road
Nashville, Tennessee 37215

mail

BOOK 7692 PAGE 837

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DONALD R. WINTERS	FIRST TENNESSEE BANK	MAP 117-4
(NAME)	(NAME)	
2808 Belmont Boulevard	P.O. Box 1000, Dept 47	PARCEL 289
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37212	Memphis, Tennessee 38148	24W 00590
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of EIGHTY FIVE THOUSAND AND 00/100---------- *Dollars,*

3322 11/01 0101 03CHECK 287.00

ROBERT D. BROWN, Conservator of the Estate of Minnie Louise M. Boyd

have this day bargained and sold, and do hereby transfer and convey unto the said DONALD R. WINTERS and wife, SHERON W. WINTERS' *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

BEING Lot No. 1 on the Map showing Cloud V. Eckhardt's Subdivision of Lots Nos. 94, 95 and parts of Lots Nos. 126 and 127, Victoria Place, as of record in Book 547, page 16, Register's Office for Davidson County, Tennessee.

SAID Lot No. 1 fronts 52.0 feet on the easterly side of Belmont Boulevard and runs back 159.0 feet on the southerly line and 160.0 feet on the northerly line with the southerly margin of Kirkwood Avenue (formerly Augusta Avenue) to an alley measuring 52.0 feet thereon.

BEING the same property conveyed to Frances K. Mousson by deed from Cloud V. Eckhardt and wife, of record in Book 739, page 182, said Register's Office; the said Frances K. Mousson having since died intestate leaving heirs at law T. Dewey Mousson, Norma Mousson Brown and Minnie Louise Mousson Boyd; the said T. Dewey Mousson and Norma Mousson Brown having conveyed their interest in the said property to Minnie Louise M. Boyd by deed of record in Book 1714, page 1, said Register's Office. Robert D. Brown having been appointed Conservator of the Estate of Minnie Louise M. Boyd, by Order of record in Minute Book 325, page 731, Probate Court for Davidson County, Tennessee, and said Court having ordered the property to be sold, by Order of record in Minute Book 346, page 679, Probate Court for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 85,000.00

Subscribed and sworn to before me this the 31st *day of* October *19* 88

Affiant

My commission expires March 11, 1990
(Affix Seal)

Notary Public

This is unimproved ( ) improved (XX) *property, known as* 2808 Belmont Boulevard, Nashville, Tennessee 37212
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 31st *day of* October *19* 88 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Robert D. Brown Conservator

ROBERT D. BROWN, Conservator of the
Estate of Minnie Louise M. Boyd

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me _____, *a Notary Public in and for said County and State* _____

_____

_____

the within named bargainor _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* _____ *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at _____ *Tennessee, this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mitchell A. Watts, a Notary Public of the State and County aforesaid, personally appeared, Robert D. Brown, Conservator of the Estate of Minnie Louise M. Boyd, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Conservator of the Estate of Minnie Louise M. Boyd, the within named bargainor, and that he as such Conservator, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing his name as such Conservator of the Estate of Minnie Louise M. Boyd.

Witness my hand and seal, at office in Nashville, Tenenssee, this 31st day of October, 1988.

Mitchell A Watts
Notary Public

My commission expires: 3/11/90

WARRANTY DEED

FROM

ROBERT D. BROWN, Conservator of the Estate of Minnie Louise M. Boyd

TO

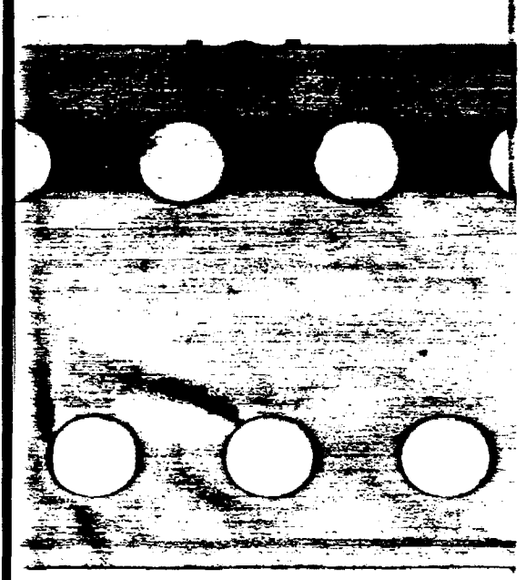
DONALD R. WINTERS and wife,

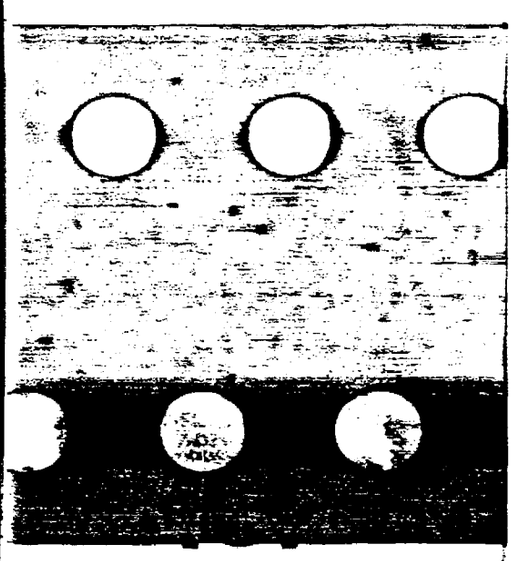
SHERON W. WINTERS

IDENTIFICATION REFERENCE

8 1 6 7 9

FILED FOR RECORD
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
Nov 1 3 45 PM '88





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR BOOK 7692 PAGE 839

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

8 1 6 7 9

IDENTIFICATION REFERENCE

Nov 1 3 46 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

				CAMT	~~85000.00~~
				CON TX	280.50
				PRFEE	0.50
				MDEED	6.00
				TOTAL	287.00
				CHECK	287.00
11/01/88	01	15:48	0001	3322	

No. 149948