WARRANTY DEED

BOOK 7708 PAGE 451

This instrument was prepared by:
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Albert L. Powell 1315 16th Ave S. NASHVILLE, TN. 37212	SAME	82-7 par 332

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 43,000.00 .

Albert L. Powell
Affiant

Subscribed and sworn to before me this 16 day of Nov 1988.

Notary Public

My Commission Expires:
1/21/90

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledge, we FRANK N. BROOKS and wife, LEE ANNA B. BROOKS, hereinafter referred to as Grantors, have bargained and sold, and by these presents do transfer and convey unto ALBERT L. POWELL, hereinafter referred to as Grantees, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 2 on the Map of a Resubdivision of Lots 14 and 15, East Nashville Land Co's Plan of Lots, as of record in Book 3500, Page 22, Register's Office for said County.

Said Lot No. 2 fronts 60 feet on the west side of North 4th Street, and extends back 106.1 feet on the north line and 105.3 feet on the south line, to a dead line in the rear on which it measures 60 feet.

Being the same property conveyed to Frank N. Brooks and wife, Lee Anna B. Brooks by deed of record in Book 3613, Page 351, Register's Office for Davidson County, Tennessee.

Subject to the recorded plan which shows an Owner's Certificate, a 10 foot easement for public utilities along the westerly rear line of the lot.

Subject also to restrictions recorded March 22, 1962, in Book 3368, Page 23, Register's Office for Davidson County, Tennessee, rerecorded in Book 3505, Page 367, said Register's Office.

Subject also to a deed of trust of record in Book 3627, Page 63, Register's Office for Davidson County,

Tennessee, assigned to Federal National Mortgage Association by an instrument of record in Book 3627, Page 452, said Register's Office, which indebtedness the Grantee herein assumes and agrees to pay.

This is improved property, known as 708 Lischey Avenue, 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 Grantee, his heirs, successors and assigns forever, and we do covenant with the said Grantee that we are seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered.

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

WITNESS our hands this 16 day of Nov, 1988.

Frank N. Brooks

Lee Anna B. Brooks

9600 11/21 0101 03CHECK 148.40

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 16th day of November, 1988, before me personally appeared FRANK N. BROOKS and wife, LEE ANNA B. BROOKS, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and seal, at office in Nashville, TN, this 16th day of Nov. 1988.

Notary Public

My Commission Expires:
1/20/90

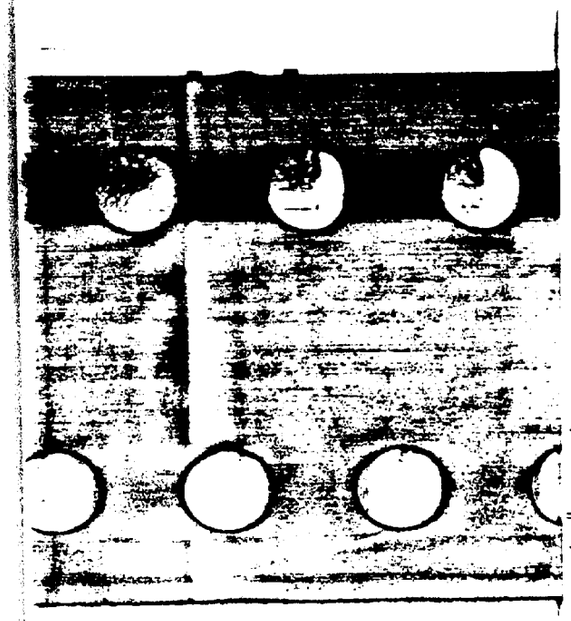
8.7.145

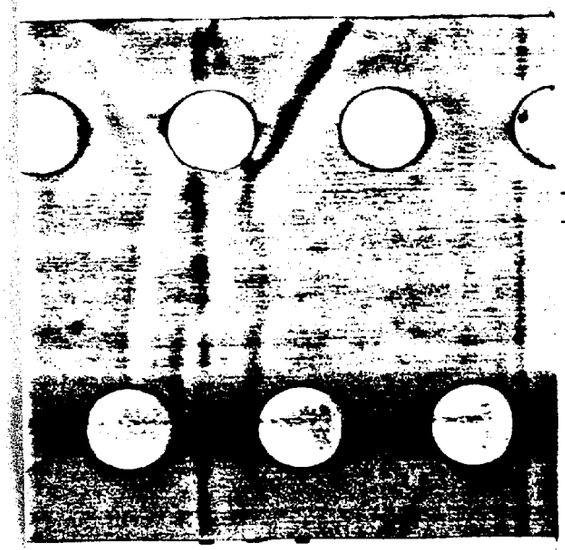
IDENTIFICATION REFERENCE

Nov 21 11 34 AM '88

FEE $ 2 WILSON CO REGISTER
DAVIDSON COUNTY, TN

RUSH





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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 43000.00
CON TX 141.90
PRFEE 0.50
WDEED 6.00
TOTAL 148.40
CHECK 148.40

11/21/88 01 11:35 0001 9600

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.7.145

IDENTIFT REFERENCE

Nov 21 11 56 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 156140

NASHVILLE BUSINESS