FILE BOX "7" FILE NO. 23894

BOOK 7708 PAGE 560

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF OCTOBER, 19 88

Notary Public

MY COMMISSION EXPIRES: 1-15-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
REGAL GROUP 1	S A M E	82-5-62
c/o TRL (NAME)	(NAME)	IW 13310
220 Great Circle Rd. #126 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	82-5-63
Nashville, TN. 37228 (CITY) (STATE) (PO ZIP)	(CITY) (STATE) (ZIP)	82-5-64

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, LYNDAL ROBERTS and wife, MARGARET D. ROBERTS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO REGAL GROUP 1, A Partnership composed of

LURTON E. LIPSCOMB and ROGER T. LIGON,

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 part of Lot No. 51 and Lot No. 52 in McGavock's Addition to North Nashville, Tennessee, of record in Book 21, page 7, Register's Office for said County.

BEING the northerly 35 feet of Lot No. 51 fronting on the west side of Fourth Avenue North, and extending westerly between parallel lines measuring 174 feet to an alley.

Lot No. 52 fronts 50 feet on the west side of Fourth Avenue North, and extends back between parallel lines 174 feet to an alley.

BEING the same property conveyed to Lyndal Roberts by deed from Tom G. Coleman, Jr., Trustee, of record in Book 7627, page 713, Register's Office for Davidson County, Tennessee.

8.7.186.

INDEXED REFERENCE

Nov 21 1 27 PM '88

unimproved / This is improved property, known as 1609 4th Avenue, Nashville, Tennessee
(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 hand this 26th day of OCTOBER, 19 88

Lyndal Roberts
LYNDAL ROBERTS

Margaret D. Roberts
MARGARET D. ROBERTS

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STATE OF TENNESSEE }
Davidson County }

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named LYNDAL ROBERTS and wife, MARGARET D. ROBERTS,

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 26th day of October, 1988.

Commission Expires 1-10-89

_____ Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

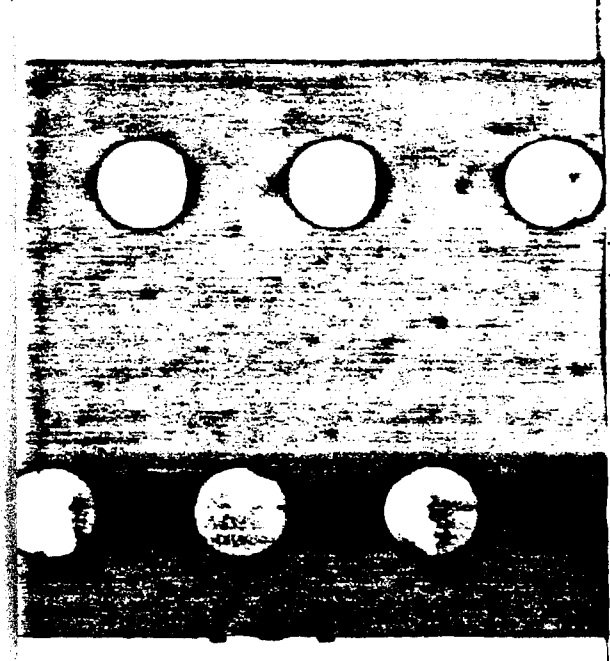
WARRANTY DEED

FROM

TO

9693 11/21 0101 03CHECK 369.50





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 110000.00
CON TX 363.00
PRFEE 0.50
[illegible]BANK 6.00
TOTAL 369.50
CHECK 369.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

11/21/88 01 13:28 0001 9693

8.7.186

IRENE HOFF REFERENCE

Nov 21 1 27 PM '88

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, TN

No. 156231