BOOK 7716 PAGE 993

THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

91-31

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
DJ Enterprises 3100 West End Avenue Suite 950 Nashville, TN 37203	Same	Map 118-01 Parcel 199

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged; we, Frances J. Cartwright, Thelma J. Hasting, George T. Jackson, Jr. and Ester Mai McClendon

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto
DJ Enterprises, a Tennessee partnership,

hereinafter called the Grantee(s), their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 107 on the plan of Montrose Place, as of record in Book 57, page 93, Register's Office for said County.

Said Lot No. 107 fronts 77.3 feet on the northerly side of Montrose Avenue, formerly Bethel Street, and runs back 160 feet on the westerly line and 160.2 feet on the easterly line with the westerly margin of 10th Avenue South, formerly Pomeroy Avenue, to an alley and measures 70.2 feet thereon.

Being the same property conveyed to Frances J. Cartwright, Thelma J. Hasting, George T. Jackson, Jr. and Ester Mai McClendon by deed from Hooper Barksdale, of record in Book 5870, page 952, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (x) property, known as 1000 Montrose Avenue, Nashville, TN

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 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 30 day of November, 1988.

Frances J. Cartwright
FRANCES J. CARTWRIGHT

Thelma J. Hasting
THELMA J. HASTING

George T. Jackson Jr.
GEORGE T. JACKSON, JR.

Ester Mai McClendon
ESTER MAI McCLENDON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Frances J. Cartwright, Thelma J. Hasting, George T. Jackson, Jr. and Ester Mai McClendon, the within named bargainors, 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 30th day of November, 1988.

My Commission Expires:
11-12-89

Phyllis Keeton
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $25,750.00.

Jean W. Johnson
AFFIANT

Subscribed and sworn to before me this 30th day of November, 1988.

My Commission Expires:
11-12-89

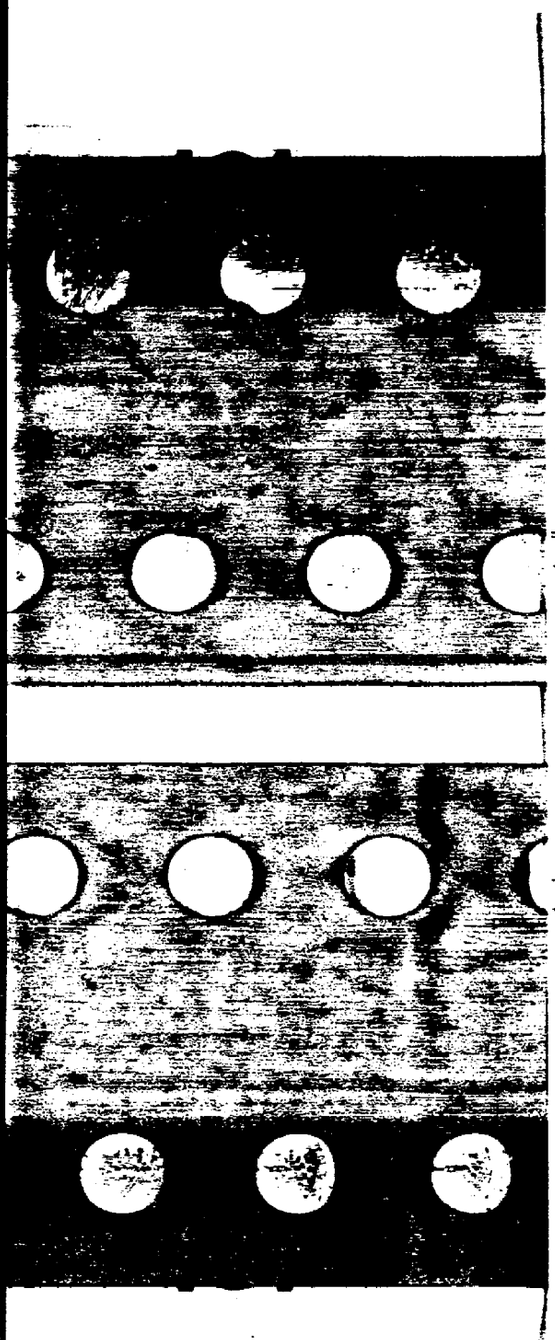
Phyllis Keeton
NOTARY PUBLIC

8.99 1.4.

IDENTIFICATION

Dec 1 1 20 PM '88

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 25750.00
CON TX 84.81
PRFEE 0.50
WDEED 6.00
TOTAL 91.31
CHECK 91.31
12/01/88 01 13:21 0001 3145

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.9 9 1.4.

IDENTIFICATION REFERENCE

Dec 1 1 20 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 159381