BOOK 7730 PAGE 314 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9000.00

B. T. Kindall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF December 1988.

L. Chandler, Dep Reg
Notary Public

~~MY COMMISSION EXPIRES:~~
~~(AFFIX SEAL)~~

THIS INSTRUMENT WAS PREPARED BY
Edward T. Kindall, Attorney at Law, 733 Stahlman Bldg., Nashville, TN
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NUMBERS
Buford F. Drake, etux (NAME)	Buford F. Drake (NAME)	Map 92-6
1717 16th Ave., North (STREET ADDRESS OR ROUTE NUMBER)	1717 16th Ave., North (STREET ADDRESS)	Parcel-466
Nashville TN 37208 (CITY) (STATE) (P.O. ZIP)	Nashville TN 37208 (CITY) (STATE) (ZIP)	

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, William T. Porter and Veronica L. Porter

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Buford F. Drake and Juanita S. Drake

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:

BEING Lots Nos. 75 and 76 on the Map of Faulconer and Ashcraft's Subdivision, as of record in Book 67, page 121, Register's Office for said County.

SAID Lots adjoin and front 72 feet on the southerly side of Batavia Street and run back between parallel lines 106 feet to an alley.

BEING the same property conveyed to William H. Robin, et ux and et al, by deed from James Curtis Simmons, et ux, of record in Book 2447, page 476, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to William T. Porter by deed from William H. Robin, et al of record, in Book 4177, page 575 Register's Office for Davidson County, Tennessee.

BEING the same property transferred and conveyed to Charles R. Mason,trustee by Deed of Trust of record in Book 6181, page 816 and listed under caption as Tract I.

BEING the same property with a full Release of Lien of record, in Book 7301, page 70, of the Register's Office of Said County.

unimproved ( ) This is improved (X) property, known as 2715½ Batavia Street Nashville, TN 37208
(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 (s) this 13th (thirteenth) day of December, 1988

William T. Porter

Veronica L. Porter

BOOK 7730 PAGE 315

STATE OF TENNESSEE }
Davidson County }

Personally appeared before me, B. H. Drake, Jr., a Notary Public in and for said County and State, the within named William T. Porter and wife Veronica Porter

the bargainor(s), 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 13th (thirteenth) day of December, 19 88.

B H Drake Jr Notary Public

Commission Expires January 11, 1992

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

William T. Porter and

Veronica Porter

TO

Buford F. Drake and

Juanita S. Drake

ATTORNEYS TITLE™ A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

9 4 4 7 1.

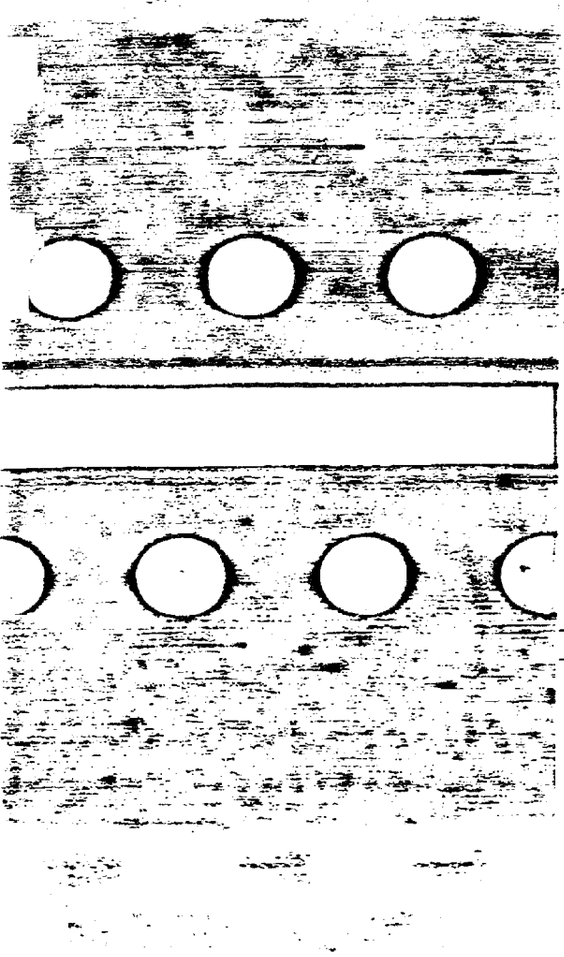
IDENTIFICATION REFERENCE

Dec 19 8 28 AM '88

FILED & WILSON JR. REGISTER
DAVIDSON COUNTY, TN

MAIL EHW

8557 12/19 0101 03CHECK 36.20



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

RECEIVED OF _____

FOR _____

BOOK 7730 PAGE 316

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 9000.00
CON TX 29.70
PRFEE 0.50
WDEED 6.00
TOTAL 36.20
CHECK 36.20

12/19/88 01 08:29 0001 8557

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94471

IDENTIFICATION REFERENCE

Dec 19 8 28 AM '88

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 164721