BOOK 7754 PAGE 244

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF Jan 19 89.

Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF January 1989.

Notary Public

MY COMMISSION EXPIRES: 3/11/91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Frank Grace, Jr., WILLIS & KNIGHT, 215 Second Avenue, North, Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES.	MAP-PARCEL NUMBERS
William T. Warren, III (NAME)	SAME (NAME)	118-09-25
Route 2, Box 96 (STREET ADDRESS OR ROUTE NUMBER)	SAME (STREET ADDRESS)	16D-6162
Thompson Station, TN 37179 (CITY) (STATE) (P.O. ZIP)	(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~~ I, Ruth Grace (now Ruth Grace Zibart)

HEREINAFTER CALLED THE GRANTOR~~S~~, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William T. Warren, III

HEREINAFTER CALLED THE GRANTEES, ~~THEIR~~ HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being part of Lot No. 14 on the Plan of Subdivision of Noelton, not of record, and described according to a survey by John Kohl, Surveyor, April 2, 1966, as follows:

BEGINNING at a point in the southerly margin of Clifton Lane, formerly 4th Street, 310 feet from the southwest intersection of 10th Avenue South and Clifton Lane; thence southwardly 200 feet to a point; thence westwardly 66 feet to a point; thence northwardly 200 feet to a point in the southerly margin of Clifton Lane; thence eastwardly with said margin 66 feet to the point of beginning.

Being the same property conveyed to RUTH GRACE by deed from Alfred R. Flautt, Unmarried, of record in Book 4158, page 774, Register's Office for Davidson County, Tennessee; the said RUTH GRACE having married.

Ruth Grace Zibart is one and the same person as the Ruth Grace to whom the above-described tract was previously conveyed.

Alan W. Zibart, spouse of the Grantor, joins in this conveyance solely as an accommodation, and to convey whatever right, title, and interest he may have had in the above-described property.

This is unimproved ( ) improved (X) property, known as 1009 Clifton Lane, Nashville, TN 37204
(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 17th day of January, 19 89.

Ruth Grace Zibart
RUTH GRACE ~~ZIBART~~

Alan W. Zibart
ALAN W. ZIBART

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Denise Hickerson, a Notary Public in and for said County and State, the within named Ruth Grace Zibart and Alan W. Zibart

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 17th day of January, 1989.

Commission Expires 3/11/91

Denise Hickerson
Notary Public

DENISE HICKERSON NOTARY PUBLIC DAVIDSON COUNTY

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

RUTH GRACE ZIBART and

ALAN W. ZIBART

TO

WILLIAM T. WARREN, III

ATTORNEYS TITLE™ A Minnesota Title Company

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

IDENTIFICATION REFERENCE

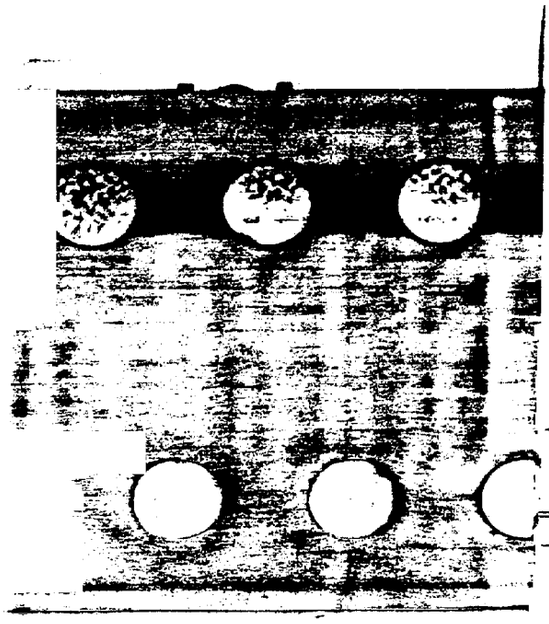
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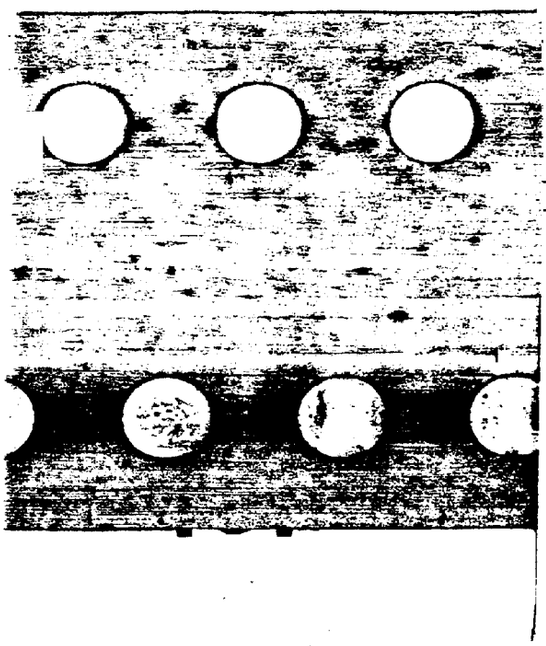
JAN 19 8 26 AM '89

FELIX Z WILSON III REGISTER
DAVIDSON COUNTY, TN

RUSH

7324 01/19 0101 03CHECK 254.00





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 75000.00
				CON TX 247.50
				PRFEE 0.50
				WDEED 6.00
				TOTAL 254.00
				CHECK 254.00
			01/19/89 01	08:28 0001 7324

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02384

IDENTIFICATION REFERENCE

Jan 19 8 26 AM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 173966