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

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
Pompie Horner, Jr. 1350 Hillside Avenue APT E Nashville, TN 37203	Same	Map 105-13 Parcel 228

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;

Clive Anderson, Jr.

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Pompie Horner, Jr. and wife, Samuella Horner

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:

> Land in Davidson County, Tennessee, being Lot No. 17 in the Duckworth Addition to Nashville, a plan of which is of record in Book 57, page 83, Register's Office for said County.
>
> Said Lot No. 17 fronts 50 feet on the west side of Bertie Avenue, now 11th Avenue South, and runs back between parallel lines 180 feet to an alley.
>
> Being the same property conveyed to Clive Anderson, Jr. by quitclaim deed from Mary J. Anderson of record in Book 6286, page 635, Register's Office for Davidson County, Tennessee. The said Mary J. Anderson joins in this conveyance to convey any interest she may have as the wife of Clive Anderson, Jr.

unimproved ( )
This is improved ( ) property, known as 2209 11th Avenue South, Nashville

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, to warrant and defend title 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 my hand this 23rd day of January, 1989.

Clive Anderson, Jr.
CLIVE ANDERSON, JR.

Mary J. Anderson
MARY J. ANDERSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Clive Anderson, Jr. and Mary J. Anderson, 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 23rd day of January, 1989.

My Commission Expires:

1-31-89

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $12,000.00.

Pompie Horner Jr.
AFFIANT

Subscribed and sworn to before me this 23rd day of January, 1989.

My Commission Expires:

1-31-89

NOTARY PUBLIC

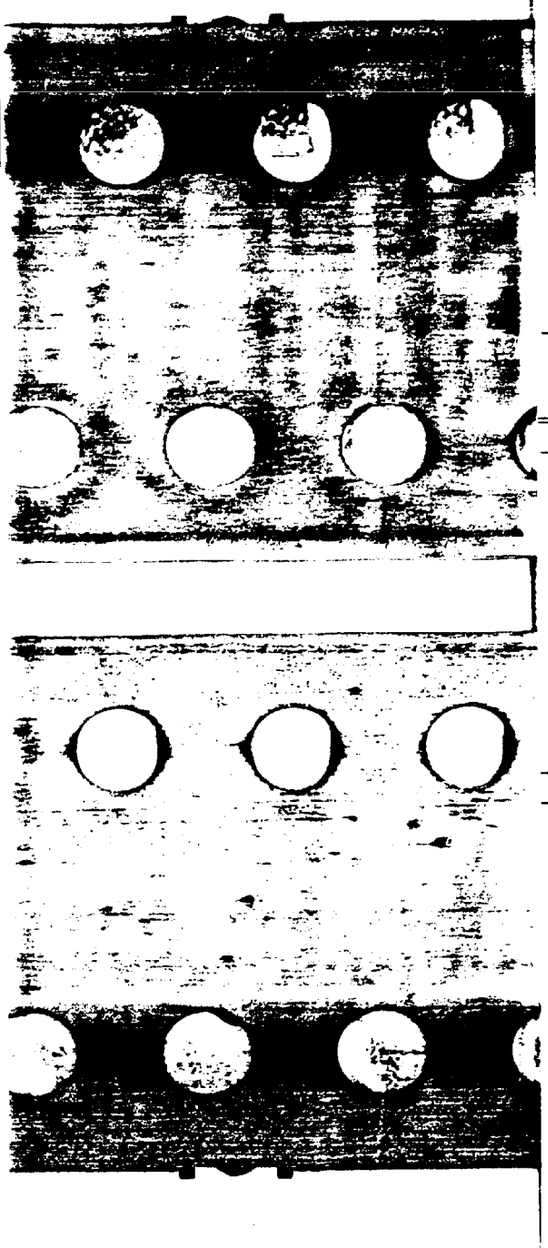
RUSH

Jan 24 2 24 PM '89

IDENTIFICATION

03636

46.10



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

RECEIVED OF _____

FOR _____

BOOK 7757 PAGE 553

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 12000.00
CON TX 39.60
PRFEE 0.50
WDEED 6.00
TOTAL 46.10
CHECK 46.10

01/24/89 01 14:26 0001 8823

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

036.36

IDENTIFICATION REFERENCE

JAN 24 2 24 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 175447