ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
	Molton, Allen & Williams	
Elza L. Jones et ux.	ATTN: Tax Department	Map and Parcel
Elza L. Jones	P.O. Box 10025	119-5-65
	#4 Metroplex Drive	
SS No. 413-22-0777	Birmingham, AL 35202	

This instrument prepared by: Cindy S. Smith, Attorney at Law,
Post Office Box 160018, Nashville, Tennessee 37216

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 (10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, Billy Tidwell and wife, Faye H. Tidwell, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto Elza L. Jones and wife, Ruby Jones, (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of W.F. Davis' Subdivision of Block No. 22, Cumberland Nurseries, of record in Book 332, page 25, Register's Office for Davidson County, Tennessee.

Said Lot No. 16, a corner lot fronts 78.9 feet on the northerly margin of Elberta Street and extends back 238.0 feet on the easterly line, along the westerly margin of Foster Avenue, and 238.0 feet on the westerly line to a dead line at a 20 foot alley, measuring 78.92 feet thereon.

Being the same property conveyed to Billy Tidwell and wife, Faye H. Tidwell, by deed from Eolia Morehead, unmarried, of record in Book 5388, Page 125, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 200 Elberta Street, Nashville, Tennessee 37211.

Part of the consideration for this conveyance is the assumption by the Grantees of a loan secured by a Deed of Trust of record in Book 5388, Page 127, Register's Office for Davidson County, Tennessee.

CONVEYANCE OF SUCH PROPERTY IS MADE EXPRESSLY SUBJECT TO THE FOLLOWING: (1) The Plan of record and all matters therein in Plat Book 57, Page 59, said Register's Office; (2) Any and all zoning regulations, building restrictions, setback lines, easements and rights-of-way for public utilities of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $31,000.00.

Elza L. Jones
Affiant

Subscribed and sworn to before me this 1st day of February 1989.

Notary Public
My Commission Expires: 11/12/90

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 1st day of February, 1989.

Billy Tidwell
Billy Tidwell
BY: Wayman Hobby
Wayman Hobby as attorney in fact under power of attorney dated January 4, 1989, and recorded simultaneously herewith.

Faye H. Tidwell
Faye H. Tidwell
BY: Wayman Hobby
Wayman Hobby as attorney in fact under power of attorney dated January 4, 1989, and recorded simultaneously herewith.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Cindy S. Smith, a Notary Public in and for said County and State, the within named Wayman Hobby with whom I am personally acquainted, or who proved to me on satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-in-Fact of Billy Tidwell and wife, Faye H. Tidwell, and is authorized by them to execute this instrument on their behalf.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of February, 1989.

Cindy S. Smith
Notary Public
My Commission Expires: 11/12/90

CINDY S. SMITH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

IDENTIFICATION

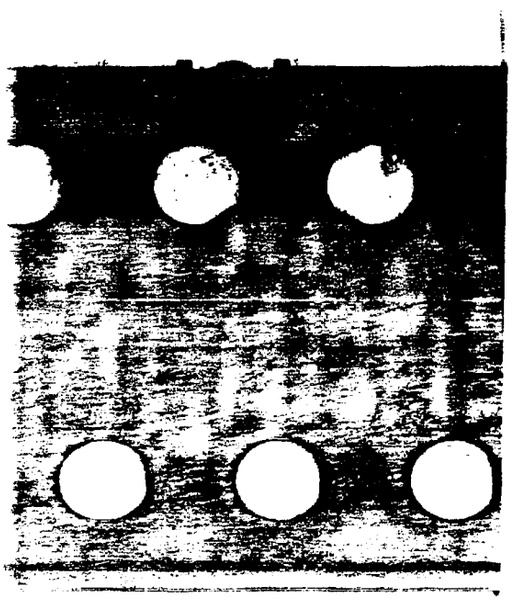
FEB 2 2 43 PM '89

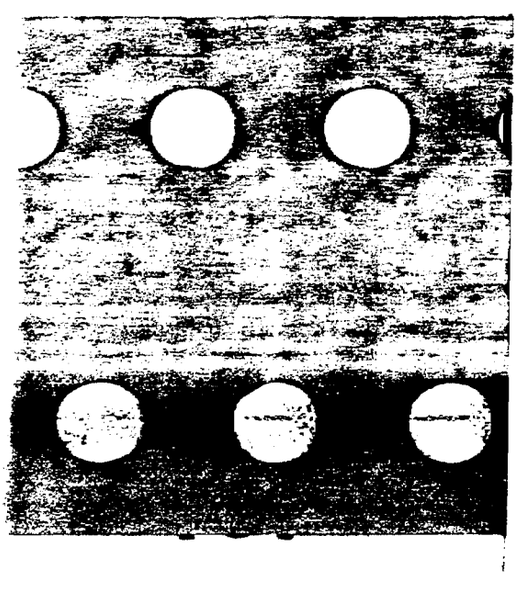
FILED & RECORDED IN REGISTER'S OFFICE DAVIDSON COUNTY, TN

RUSH

4063 02/02 0101 03CHECK 108.50

06347





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7765 PAGE 87

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 31000.00
CON TX 102.30
PRFEE 0.50
WDEED 6.00
TOTAL 108.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK CHECK 108.80

02/02/89 01 14:45 0001 4063

063 47.

IDENTIFICATION REFERENCE

FEB 2 2 43 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No. 178571