THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

BOOK 7768 PAGE 702

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Margaret R. Tucker 926 Gilmore Avenue Nashville, TN 37204	BarclaysAmerican/Mortgage Corporation P.O. Box 33213 Charlotte, NC 28231	MAP 118-1 PARCEL 279 22W-11775

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Capitol Redevelopment, Inc.

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Margaret R. Tucker, unmarried

hereinafter called the Grantee, Grantee's 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 the westerly 9 feet of Lot No. 41 and the easterly 30 feet of Lot No. 42 on the plan of Montrose Place, of record in Book 57, page 93, Register's Office for said County.

SAID parts of said Lots front together 39.0 feet on the northerly margin of Gilmore Avenue and extend back between parallel lines 160 feet to a 15 foot alley.

Being the same property conveyed to Capitol Redevelopment, Inc. by deed from Freedlander, Inc., The Mortgage People, a Virginia Corporation of record in Book 7561, page 44, Register's Office for Davidson County, Tennessee.

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This is (an) improved property, known as 926 Gilmore Avenue, Nashville, TN 37204.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 3rd day of February, 19 89.

Capitol Redevelopment, Inc.
By: Robert Casey
Robert Casey, Treasurer

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___, before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that _he_ executed the same as _____ free act and deed.

My Commission Expires: _____

_____
Notary Public

COUNTY OF Davidson

BOOK 7768 PAGE 703

Before me, the undersigned, of the State and County aforesaid, personally appeared Robert Casey, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be the President (or other officer authorized to execute the instrument) of the Capitol Redevelopment, Inc., the within named bargainor, a corporation, and that he as such Treasurer, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him self as Treasurer. Witness my hand and official seal, at office in Nashville, Tennessee, this 3rd day of February, 1989.

My Commission Expires: 9-26-92

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 57,300.00.

Affiant

Subscribed and sworn to before me, this the 3rd day of January, 1989.

My Commission Expires: 9-26-92

Notary Public

WARRANTY DEED

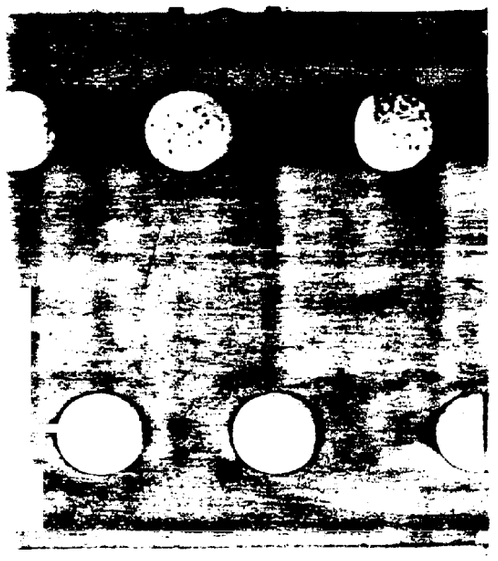
from:
Capitol Redevelopment, Inc.

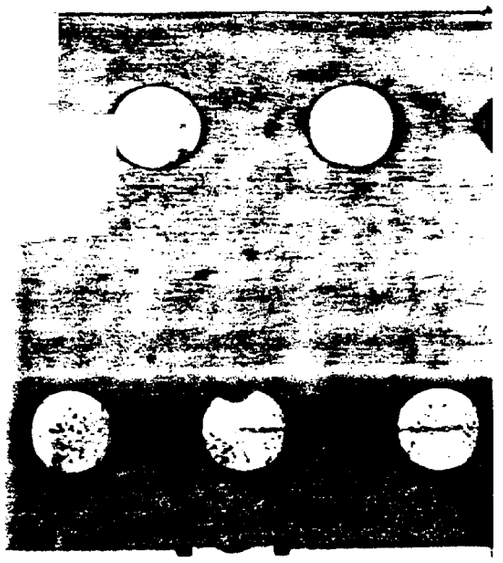
to:
Margaret R. Tucker, unmarried

WILKINS & IVEY

Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 28164





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7768 PAGE 704

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 57300.00
CON TX 189.09
PRFEE 0.50
WDEED 6.00
TOTAL 195.59
CHECK 195.59

02/08/89 01 10:42 0001 5577

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07594

IDENTIFICATION

FEB 8 10 39 AM '89

FELIX Z. WILSON, II
REGISTER

No. 180068