Form No. WD-1

BOOK 7771 PAGE 929

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 126.55

$36,550.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF February 1989

Notary Public

MY COMMISSION EXPIRES 6-28-92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

GREGORY & GREGORY, ATTYS., 50 Century Blvd. #420, Nashville, TN

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Northside Associates, Ltd. (NAME)	Same (NAME)	83-1-219
615 Main Street P.O. Box 60464 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37206 (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, Anne Elizabeth Baggett, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Northside Associates, Ltd., a Tennessee Limited Partnership

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 part of Lot No. 3 on the Plan of W. H. Hyronemus Addition to Nashville, as of record in Book 161, page 174, Register's Office for said County, and part of Lot No. 8 in the division of the Estate of Jno. Hobson, deceased, as of record in Minute Book "L", Page 363, Circuit Court for Davidson County, Tennessee, described as follows:

BEGINNING at a point on the southerly margin of Granada Avenue, formerly Bailey Avenue, 145.6 feet westwardly from The Gallatin Pike, as widened; running thence southwardly parallel with the westerly margin of The Gallatin Pike 120 feet, more or less, to the southerly margin of the lot conveyed by Thos. S. Weaver, Clerk and Master, to Lula A. Lanier, by deed of record in Book 267, Page 257, said Register's Office; thence westwardly along the southerly margin of said last mentioned lot, 50 feet to the southwest corner of the same; thence northwardly parallel with the westerly margin of The Gallatin Pike 119 feet to a point in the southerly margin of Granada Avenue; thence eastwardly along the margin of said Granada Avenue 50 feet to the beginning.

BEING the same property conveyed to Annie M. Burnell by deed of record in Book 1010, page 555, said Register's Office. The said Annie M. Burnell Uhlemann having died and by Last Will and Testament as filed in the Probate Office for Davidson County, Tennessee, on November 2, 1978, having devised the property to Claire F. Lowe and Anne Elizabeth Baggett. The said Claire F.

CONTINUED ON PAGE 2

( ) unimproved
This is ( ) improved property, known as XXX 1042 Granada Avenue, Nashville, TN 37206
(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 ~~bargained~~ 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 my hand this 10th day of February, 1989

Anne Elizabeth Baggett

ANNE ELIZABETH BAGGETT

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Anne Elizabeth Baggett

the bargainor, with whom I am personally acquainted* and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 10th day of February, 19 89

Commission expires 3-11-91

Notary Public

* (or proved to me on the basis of satisfactory evidence),

WELDON B. WHITE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 _____

My commission expires _____

Notary Public

WARRANTY DEED

FROM

TO

RUSH

FILED & RECORDED FOR RECORD

Feb 14 9 40 AM '89

FEE $

0 8 7 4 0

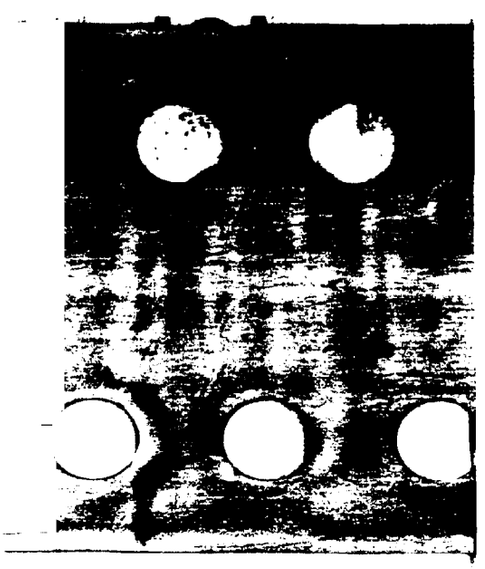
CONTINUATION FROM PAGE 1

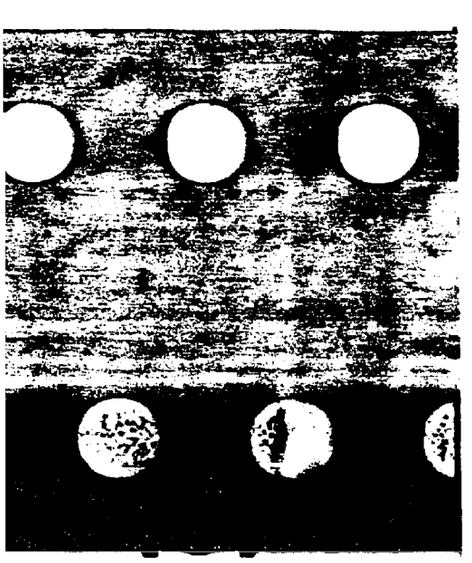
Lowe having conveyed her interest in said property to Anne Elizabeth Baggett by deed of record in Book 5369, page 309, said Register's Office.

This conveyance is made subject to any and all existing easements and restrictions of record in said Register's Office.

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 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	36550.00
CON TX	120.45
PRFEE	0.50
WDEED	6.00
TOTAL	126.95
CHECK	126.95

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/14/89 01 09:41 0001 6932

087.40

IDENTIFICATION REFERENCE

Feb 14 9 40 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 181400