BOOK 7773 PAGE 986

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF February

Notary Public Jeffrey W. Combos

MY COMMISSION EXPIRES: January 21, 1990

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Combos & Lawless, P. C. First American Center 23rd Floor Nashville, TN 37238-0057

NAME AND ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS
Michael R. Nott	NEW OWNER	MAP 104-10
(NAME)	(NAME)	
412 Fairfax Avenue		PARCEL 141
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37212		
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. 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, James J. Gillum and wife, Louise P. Gillum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael R. Nott and wife, Betsy Bergin

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:

Land in Davidson County, Tennessee, being the westerly 15 feet of lot No. 105 and the easterly 45 feet of lot No. 106 on the plat of R. W. Grizzard's Subdivision of part of the Bosley Land, not of record. According to a survey made by Erle Drake, County Surveyor, October 10, 1930, said parts of lots Nos. 105 and 106 front together 60 feet on the northerly side of Fairfax Avenue and run back between parallel lines, 200 feet to an alley, the easterly line of said property being parallel with and 225 feet west of the westerly margin of 32nd Avenue South.

Being the same property conveyed to James J. Gillum and wife, Louise P. Gillum by deed from Chauncie C. Curtis and husband, Howard G. Curtis of record in Book 1646, page 437, Register's Office for Davidson County, Tennessee.

09516

IDENTIFICATION REFERENCE

FEB 16 3 55 PM '89

HILDA J. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

unimproved ( )
This is improved (XX) property, known as 412 Fairfax Avenue, Nashville, TN 37212
(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 15th day of February, 19 89

James J. Gillum

James J. Gillum

Louise P. Gillum

Louise P. Gillum

STATE OF TENNESSEE
County of Davidson

Personally appeared before me, James J. Gillum and wife, Louise P. Gillum

with whom I am personally acquainted, and who acknowledged that ~~he~~ they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of February, 19 89

Commission expires January 21, 1990

Jeffrey W. Combos, Notary Public

JEFFREY W. COMBOS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
County of _____

Personally appeared before me, _____

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the _____ of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this _____ day of _____, 19____.

Commission expires _____

_____
Notary Public

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WARRANTY DEED

FROM

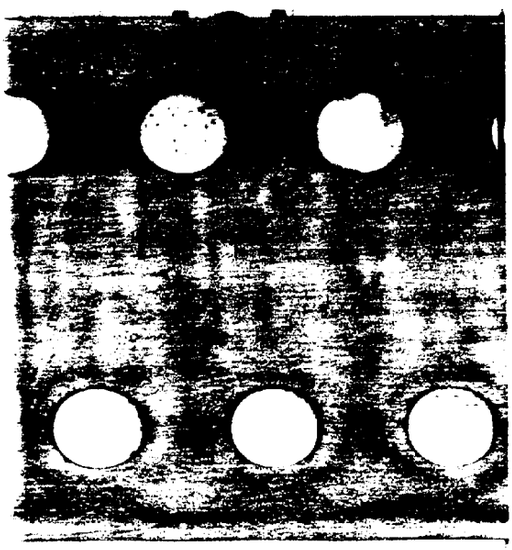
James J. Gillum and wife, Louise P. Gillum

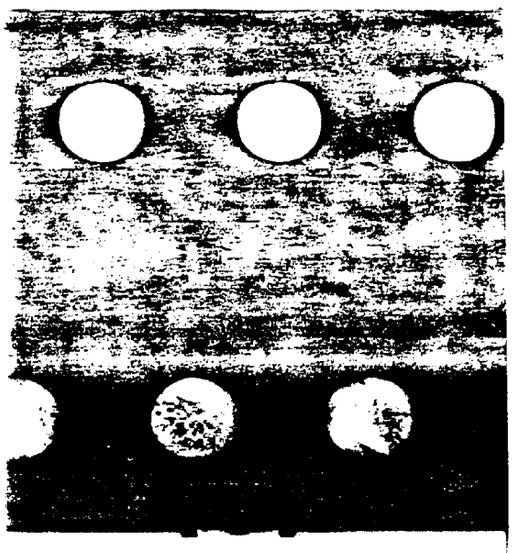
TO

Michael R. Nott and wife, Betsy Bergin

Prepared by:
COMBOS & LAWLESS
A PROFESSIONAL LAW CORPORATION
TWENTY-THIRD FLOOR
FIRST AMERICAN CENTER
NASHVILLE, TENNESSEE 37238-0057

7855 02/16 0101 03CHECK 438.90





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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CAMT	128000.00
CON TX	422.40
PRFEE	0.50
WDEED	6.00
TOTAL	428.90
CHECK	428.90

02/16/89 01 15:56 0001 7855

09516

IDENTIFICATION REFERENCE

FEB 16 3 55 PM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 182314