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Joseph Jr., Attorney
First American Center
Nashville, Tennessee 37238
00258900
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Patricia Absar (NAME)	same (NAME)	MAP 104-10
406 Lancaster Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 102
Nashville, Tn (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of ~~TEN AND NO/100~~ ----------$10.00---------- Dollars,

Cash in hand paid by Patricia Absar and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

Raymond Howard Hickman and wife, Mildred D. Hickman have this day bargained and sold, and do hereby transfer and convey unto the said Patricia Absar, a married person,

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the part of Lot No. 182 on the plan of R. W. Grizzard's Subdivision of a part of the Bosley Land, in the City of Nashville, Davidson County, Tennessee, not of record, and said part of said Lot 182 being described according to a new survey made by Michael V. Holmes and Associates, Inc. on January 16, 1989, as follows:

A tract of land located in Metropolitan Nashville and Davidson County, Tennessee, being known as Parcel 102 on Map 104-10, of the Tax Assessor's Office for Davidson County, Tennessee, being more particularly described as follows:

Beginning at a point in the northeasterly corner of intersection of Marlborough Avenue and the relocated Lancaster Avenue; thence with the easterly margin of said Lancaster Avenue in a southeasterly direction 159.1 feet, more or less, to the true point of beginning; thence leaving said margin of Lancaster Avenue north 39 deg. 52' 00" east, 88.00 feet to a point; thence south 38 deg. 11' 51" east, 140.44 feet to a point; thence south 64 deg. 24' 02" west, 105.41 feet to a point in the easterly right-of-way of way of Lancaster Avenue as relocated; thence with a curve to the left, having a radius of 738.70 feet,

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 100,000.00

Subscribed and sworn to before me this the 21st day of February 1989

Affiant Patricia Absar

My commission expires MAR. 3 1992 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 406 Lancaster Drive, Nashville, Tn (House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 21st day of February, 1989, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Raymond Howard Hickman

Raymond Howard Hickman

Mildred D. Hickman

Mildred D. Hickman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned *a Notary Public in and for said County and State* Raymond Howard Hickman and wife, Mildred D. Hickman

the within named bargainor s, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at _____ *Tennessee, this* 21st *day of* February, *19* 89

My Commission Expires MAR. 3, 1992

Rebecca Barnes *Notary Public*

Commission expires _____

REBECCA BARNEY NOTARY PUBLIC STATE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of the State and County aforesaid, personally appeared* _____, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged* _____ *self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____ *he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____ *self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____ *Notary Public*

Commission expires _____

WARRANTY DEED

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

258900

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EXHIBIT "A"

a distance of 64.42 feet to a point; thence north 30 deg. 49' 00" west, 36.30 feet to the true point of beginning, containing 11,243.33 square feet or 0.2581 acre.

Being part of the same property conveyed to Raymond Howard Hickman and wife, Mildred D. Hickman by deed from Edward W. Hill and wife, Lillian L. Hill of record in Book 3507, page 185 Register's Office for Davidson County, Tennessee.

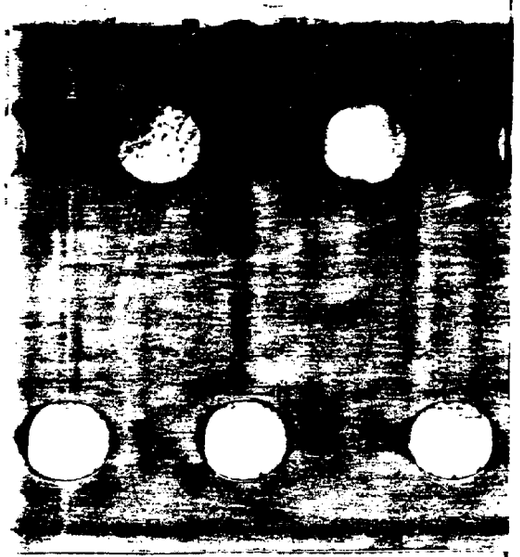
0830 02/28 0101 03CHECK 72.20

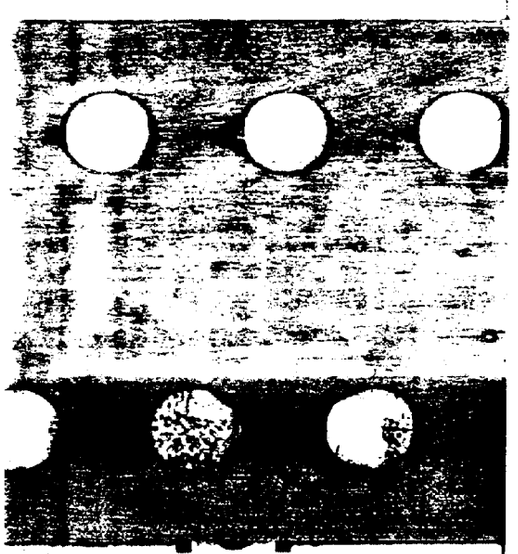
12044

IDENTIFICATION REFERENCE

Feb 28 8 56 AM '89

FELIX Z WHITE JR REGISTER
DAVIDSON COUNTY





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 19000.00
CON TX 62.70
PRFEE 0.50
WDEED 9.00
TOTAL 72.20
CHECK 72.20

02/28/89 01 08:58 0001 0830

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12044

IDENTIFICATION REFERENCE

Feb 28 8 56 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 185252