FORM No WD-1 304 53

BOOK 7823 PAGE 245

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 51,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF April 19 89

Notary Public Carolyn Dellis

MY COMMISSION EXPIRES: January 23, 1993

(AFFIX SEAL)

THIS INSTRUMENT PREPARED BY
VICKY V. KLEIN, ATTORNEY — 405 Two Mile Pike — Goodlettsville, Tennessee 37072

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO MORTGAGEE	MAP-PARCEL NUMBERS
TRINITY PARTNERSHIP (NAME)	Same (NAME)	MAP 61-3
105 OCEOLA Ave (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 117
Nash. TN 37209 (CITY) (STATE) (P O ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, LINDA GAYLE SWEENEY NIXON, now being LINDA G. TYREE AND HUSBAND, JAMES W. TYREE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO TRINITY 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:

Land in Davidson County, Tennessee, being Lot No. 23 and the easterly 30 feet of Lot No. 22 of Block "K" on the Plan of Broadmoor Subdivision, Section 2 which is of record in Book 547, page 174, Register's Office for Davidson County, Tennessee and described as follows:

Said Lot No. 23 and part of Lot No. 22 adjoin and front together 80 feet on the southerly side of Solley Drive and run back between lines 148.1 feet on the easterly line of Lot No. 23 and 147.56 feet on the westerly line of a part of Lot No. 22, to a dead line on which it measures 80 feet, more or less.

Being the same property conveyed to David C. Nixon and wife, Linda S. Nixon, by deed of record in Book 3372, page 603, Register's Office for Davidson County, Tennessee; the said David C. Nixon and Linda S. Nixon, having since divorced, and pursuant to the Final Decree in the Fourth Circuit Court for Davidson County, Tennessee, bearing Docket No. 76313, of record in Book 6943, page 172, said Register's Office, the property vests in Linda Gayle Sweeney Nixon, the said Linda Gayle Sweeney Nixon having since remarried, and now being Linda G. Tyree.

James W. Tyreee joins in this conveyance for the purpose of conveying any and all right, title and interest in and to said property which he may have, marital or otherwise.

unimproved ( ) This is improved (XX) property, known as 908 Solley Drive, Nashville, TN 37216
(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 heir 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 covey 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 20th day of April 19 89

LINDA G. TYREE

JAMES W. TYREE

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LINDA G. TYREE AND HUSBAND, JAMES W. TYREE

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 20th day of April 19 89

Commission expires 1/23/93

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he / they) as such _____ and _____ being authorized so to do, execute 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

RETURN TO:

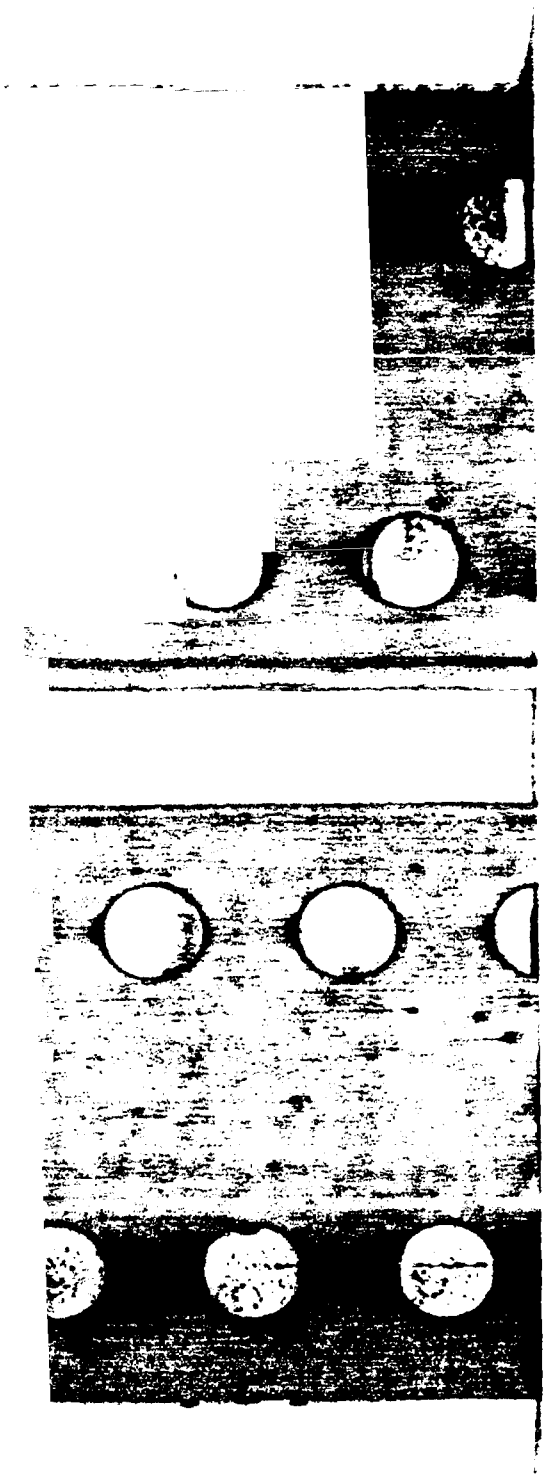
EAST END TITLE & ESCROW, INC.
405 Two Mile Pike
Goodlettsville, Tennessee 37072

27196

IDENTIFICATION REFERENCE

APR 24 12 42 PM '89

8520 04/24 0101 03CHECK 175.46



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	51250.00
CONV TX	168.96
PRFEE	0.50
WDEED	6.00
TOTAL	175.46
CHECK	175.46

04/24/89 01 12:43 0001 8520

27196

APR 24 12 42 PM '89

No. 202872