TO: Bok 36

BOOK 7879 PAGE 314

RGDWP250 06/27/89 rc

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (WS)
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

Address New Owner	Send Tax Bills To	Map-Parcel Number
David Bartholomew and wife, Caroline Bartholomew 405 Westview Avenue Nashville, TN 37205	Chase Manhattan Financial Services: Inc.	Map 116-11 Parcel 51

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, WILSON SIMS and wife, LINDA SIMS ("Grantors") have bargained and sold, and by these presents do transfer and convey unto DAVID BARTHOLOMEW and wife, CAROLINE BARTHOLOMEW ("Grantees"), their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 63 and part of Malone Street, (now closed) lying immediately West and North of same, on the map of the Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in Book 421, pages 102 and 103, Register's Office for said County, and described according to a copy of a survey thereof made May 10, 1947, by Harvey Gee, Surveyor, as follows:

Beginning at a point on the westerly margin of Westview Avenue at an iron pin, the corner of lots 63 and 64; thence with the westerly margin of Westview Avenue and the same if extended, northerly 203 feet to an iron pin in the present westerly margin of Westview Avenue, in a fence line; thence westerly, along the fence line, 169.5 feet to an iron pin in a stone wall; thence with said stone wall, Southerly 250.7 feet to another iron pin opposite the corner of lots nos. 63 and 64; thence easterly crossing said part of said Malone Street (now closed) and the line between lots nos. 63 and 64, 247 feet to the beginning.

Being of the same property conveyed to Grantors by deed of record Book 2702, page 325, said Register's Office.

This is improved property known as 405 Westview Avenue, Nashville, Tennessee.

45964

JUN 30 3 31 PM '89

Said property is conveyed subject to the following matters:

1. Taxes for the year 1989, a lien but not yet due and payable.

2. Easement to City of Belle Meade, Tennessee, as set forth in instrument recorded in Book 5786, page 988, said Register's Office.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever. Grantors covenant that, subject to the matters set forth above, Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantors further covenant and bind themselves and their heirs and representatives to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

WITNESS our hands this 30th day of June, 1989.

Wilson Sims
WILSON SIMS

Linda Sims
LINDA SIMS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, WILSON SIMS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of June, 1989.

Rebecca A. Gibbs
Notary Public

My Commission Expires:

My Commission Expires July 9, 1989

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, LINDA SIMS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of June, 1989.

Rebecca A. Gibbon
Notary Public

My Commission Expires:
My Commission Expires July 9, 1989

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

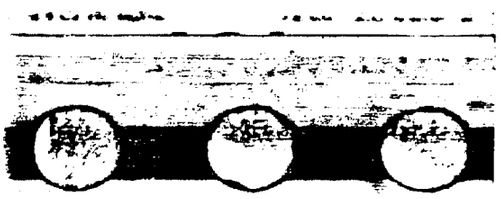
The actual consideration for this transfer or value of property conveyed (whichever is greater) is $417,500.00.

William R. Bachus
Affiant

Sworn to and subscribed before me this 30 day of June, 1989.

Vicki Watts
Notary Public

My Commission Expires:
5-13-90



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7879 PAGE 317

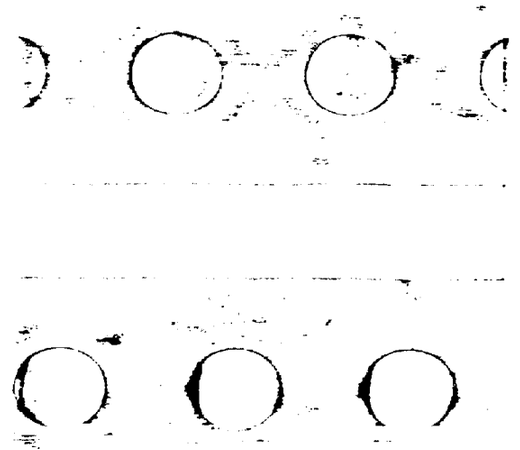
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

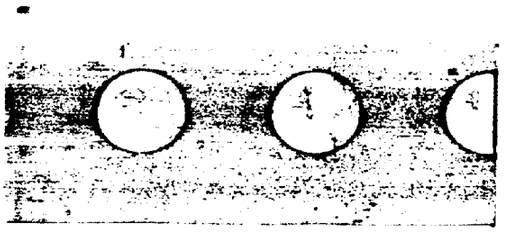
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CO 417500.00
				DON TX 1377.75
				PRFEE 0.50
				MISC 9.00
				TOTAL 1387.25
				CHEQ 1387.25
			06/30/89	01 15:34 0.01 0011

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK





45964

IDENTIFT REFERENCE

JUN 30 3 32 PM '89

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 225093