BOOK PAGE

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,000.00

Josephine B. Berry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF July, 1989.

Notary Public

MY COMMISSION EXPIRES: 9/9/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Donald Arkovitz, Attorney, 332 White Bridge Road, Nashville, TN 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Horace A. Berry, et ux (NAME)	Horace A. Berry, et ux (NAME)	Map No. 91-15
5307 Nevada Avenue (STREET ADDRESS OR ROUTE NUMBER)	5309 Nevada Avenue (STREET ADDRESS)	Par No. 79.00
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37209 (CITY) (STATE) (ZIP)	25W-00810

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, Carl E. Becker and wife, Nancy Becker

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Horace A. Berry and wife, Josephine B. Berry

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 14 on the plan of Realty Savings Bank and Trust Companies First Addition of record in Book 421, page 18, R.O.D.C., as follows: BEGINNING at a point in the South margin of Nevada Avenue, said point being 50 feet West of the Northwest corner of a parcel of land deeded by the Tennessee Property Co. to Julius Parman by deed dated Nov. 5, 1922, recorded in Deed Book 602, Page 165, Register's Office for Davidson County, Tennessee. Said point of beginning being 146.5 feet West of the West margin of Fifty-Third Avenue South; thence in a Southerly direction, along a line West of, parallel to and distant 50 feet from the Parman West boundary line, 320 feet to the North margin of Dakota Avenue; thence West, with the North margin of Dakota Avenue, 50 feet to a point; thence North, along a line parallel to the East margin of the parcel herein conveyed, 320 feet to the South margin of Nevada Avenue; thence East, with the South margin of Nevada Avenue, 50 feet to the point of beginning, and being a part of the same property conveyed to K. A. Berry and wife, Inez Spann Berry, by deed from the Tennessee Property Co. dated Sept. 20, 1935 and recorded in Book 981 Page 294 Register's Office for Davidson County, Tennessee, to which reference is here made.

Being the same property conveyed to Carl E. Becker and wife, Nancy Becker, by Quitclaim Deed from Carl E. Becker, of record in Book 7731, page 617, Register's Office of Davidson County, Tennessee.

This is { } unimproved { X } improved property, known as 5307 Nevada Avenue, Nashville, Tennessee 37209
(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 hands this 12 day of June, 1989

Nancy Becker
NANCY BECKER

Carl E. Becker
CARL E. BECKER

STATE OF TENNESSEE
County of Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl E. Becker and wife, Nancy Becker

the bargainors, 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 Nashville, Tennessee, this 22 day of June, 19 89.

Notary Public

Commission Expires 9/9/89

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19___.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Carl E. Becker and wife,
Nancy Becker

TO
Horace A. Berry and wife,
Josephine B. Berry

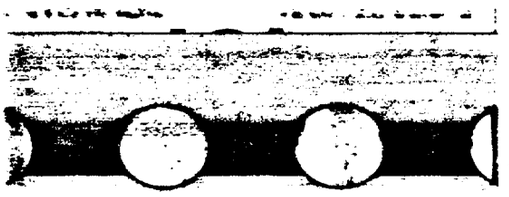
Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

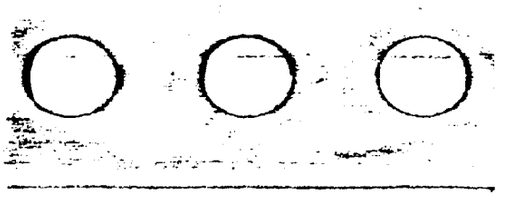
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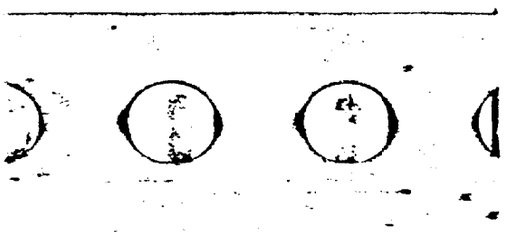
IDENTIFICATION REFERENCE

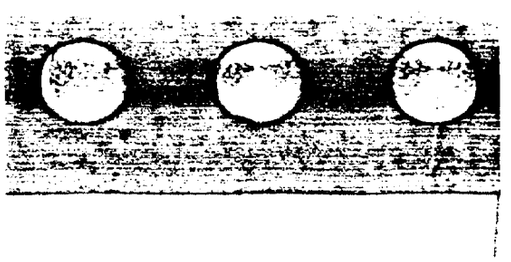
Jul 19 8 11 AM '89
DAVIDSON COUNTY, TN

5343 07/19 0101 03CHECK 119.20









OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7891 PAGE 761

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
				CAMT 34000.00
				CON TX 112.20
				PRFEE 1.00
				WDEED 6.00
				TOTAL 119.20
				CHECK 119.20

07/19/89 01 08:15 0001 6343

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 0 1 5 8.

IDENTIFICATION REFERENCE

JUL 19 8 11 AM '89

DAVIDSON COUNTY, TN

No. 230002