THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00260047
BOX 35

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William A. Folger (NAME)	Same (NAME)	MAP 142-15
613 Iron Gate Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 33
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 William A. Folger and wife, Mary J. Folger and other good and valuable considerations accepted as cash, the receipt and sufficiency of which are hereby acknowledged,

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Joseph L. Ladd and wife, Marianne Ladd

have this day bargained and sold, and do hereby transfer and convey unto the said William A. Folger and wife, Mary J. Folger

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

Land in Davidson County, Tennessee, being Lot No. 113 on the Plan of Harpeth Valley Park, Section 1, as of record in Plat Book 3600, pages 93 and 94, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Joseph L. Ladd and wife, Marianne Ladd, by deed from Gulf Equities, Inc., a Florida Corporation, of record in Book 6104, page 125, Register's Office of Davidson County, Tennessee.

58291 IDENTIF. REFERENCE Aug 16 10 48 AM '89 FELIX Z. WILSON REGISTER DAVIDSON COUNTY TN.

6251 08/16 0101 03CHECK 369.67

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 109,900.00

Subscribed and sworn to before me this the 14th *day of* August *19* 89

My commission expires: 11/12/90 *(Affix Seal)*

Affiant Graham A. Boyce

Notary Public Betty B. Edwards

This is improved ( ) unimproved ( ) property, known as 613 Iron Gate Court, 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 14th *day of* August *19* 89 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joseph L. Ladd

Joseph L. Ladd

Marianne Ladd

Marianne Ladd

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Betsy B. Edwards, *a Notary Public in and for said County and State* Joseph L. Ladd and wife Marianne Ladd, *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 Nashville, Tennessee, *this* 14th *day of* August, *19* 89.

Betsy B. Edwards
Notary Public

Commission expires 11/12/90

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

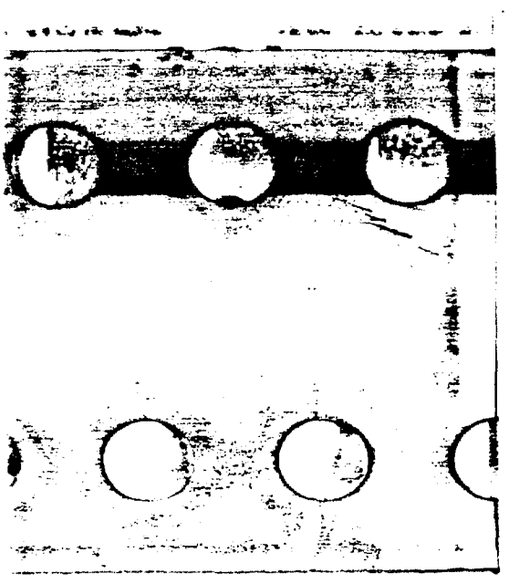
Commission expires _____

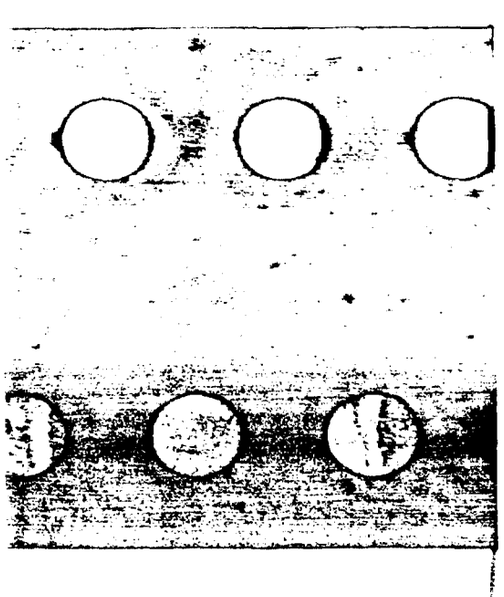
WARRANTY DEED

FROM

TO

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





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 109900.00
CON TX 362-67
PRFEE 1.00
WDEED 6.00
TOTAL 369.67
CHECK 369.67

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/16/89 01 10:50 0001 6251

58291

IDENTIF. TREFERENCE

AUG 16 10 48 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 239520