File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,000.00

Richard L. Corazza
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August 19 89.

Novella J. Gardner
Notary Public

MY COMMISSION EXPIRES 3/11/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
Adams, Taylor, Philbin, Pigue & Marchetti, Attorneys
One Eleven Union Street, Nashville, TN 37201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Richard L. Corazza et al (NAME)	Richard L. Corazza (NAME)	095-08-200
154 Spring Valley Road (STREET ADDRESS OR ROUTE NUMBER)	2517 Lincoya Court (STREET ADDRESS)	3DZ-16517
Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP)	Nashville, TN 37214 (CITY) (STATE) (ZIP)	

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, Arthur P. Gardner and his wife, Novella J. Gardner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard L. Corazza and James E. Manson

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. 3 on the Plan of Section One, Bluefield Square, of record in Plat Book 5200, Page 38, said Register's Office.

SAID Lot No. 3 fronts 75 feet on the southerly margin of Spring Valley Road and extends back 137.99 feet on the northeasterly line and 136.28 feet on the southwesterly line to a dead line in the rear measuring 81.63 feet thereon.

Being the same property conveyed to Arthur P. Gardner and wife, Novella J. Gardner by deed of record in Book 7819, Page 246, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

6 2 1.9 1.

IDENTIFICATION REFERENCE

AUG 30 2 07 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

X
unimproved ( )
This is improved ( ) property, known as 154 Spring Valley Road, Nashville, TN 37214
(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 hand this 25th day of August, 19 89

Arthur P. Gardner

Novella J. Gardner

STATE OF TENNESSEE
County of Davidson
Davidson County

BOOK 7926 PAGE 679

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Arthur P. Gardner and his wife, Novella J. Gardner

or proved to me upon the basis of satisfactory evidence

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 Nashville, Tennessee, this 25th day of August 1989

Commission expires 3/11/90

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ (his oath) _____ (himself) _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____ (they), being authorized so to do. executed 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 _____

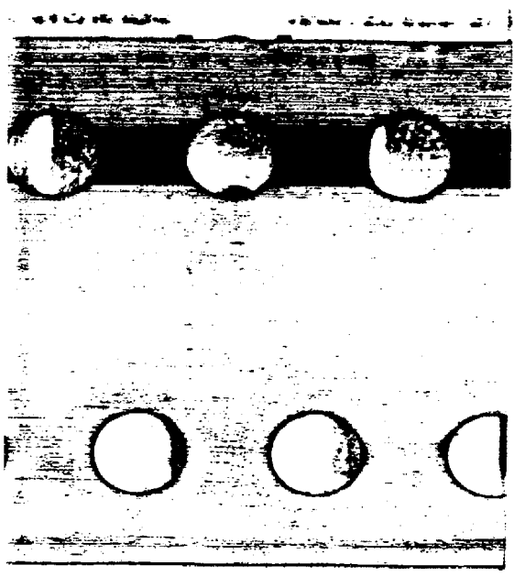
Notary Public

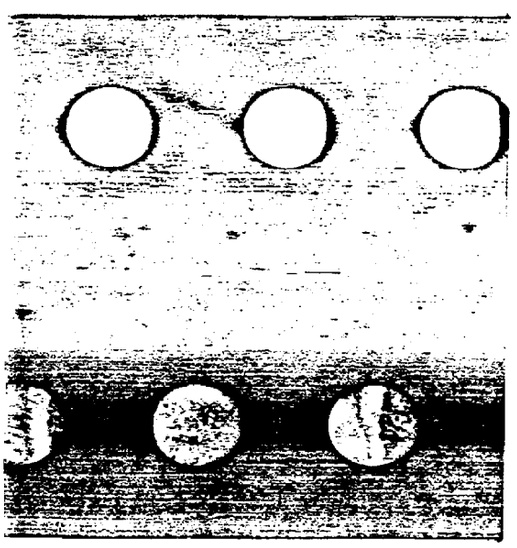
WARRANTY DEED

FROM
Arthur P. Gardner
Novella J. Gardner
TO
Richard L. Corazza
James E. Manson

Return to:
LAWYER'S ESCROW SERVICE
ONE ELEVEN UNION STREET
NASHVILLE, TENNESSEE 37201

0945 08/30 0101 03CHECK 73.00





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

RECEIVED OF _____

FOR _____

BOOK 7926 PAGE 680

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 20000.00
MOR TX 66.00
ERR CO
MOR TX 66.00-
CON TX 66.00
BANKE 1.00
WDEED 6.00
TOTAL 73.00
CHECK 73.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/30/89 01 14:09 0001 0945

6.2 1.9 1.

IDENTIFICATION REFERENCE

AUG 30 2 07 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 244143