STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 14,000.00

Wayne Epperly
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
29th DAY OF August 19 89

Notary Public

MY COMMISSION EXPIRES: August 5, 1990
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
William D. Castleman, 213 A Ward Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Wayne Epperly (NAME)	WAYNE EPPERLY (NAME)	MAP 71-15
130 Marie Street (ADDRESS)	2905 Gallatin Rd. (ADDRESS)	PARCEL 18
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Nashville, Tn 37216 (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, W. T. Clinard and wife, Jessie B. Clinard

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

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. 80 on the Map of Eastmoreland Place, as of record in Book 161, Page 170, Register's Office for Davidson County Tennessee, described as follows:

Said Lot No. 80 fronts 50 feet on the southerly side of Marie Street and runs back between parallel lines 130 feet to an alley.

BEING the same property conveyed to W. T. Clinard and wife, Jessie B. Clinard, by deed from Davernis Moon and wife, Dorothy Moon, of record in Book 6376, page 657, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO A VENDOR'S LIEN RETAINED IN THE DEED FROM M. H. WEBB AND WIFE, IDA NELL WEBB TO JOHN WARNER LEWIS AND WIFE, MARILYN JOYCE LEWIS OF RECORD IN BOOK 5479,PAGE 673, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

unimproved ( )
This is improved (X) property, known as 130 Marie Street, Nashville, TN 37206
(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 S this 29th day of August 19 89

W. T. Clinard
W. T. Clinard

Jessie B. Clinard
Jessie B. Clinard

DCTN

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 W. T. Clinard and wife, Jessie B. Clinard

the 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 29th day of August, 19 89.

Commission expires May 13, 1990

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ 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

62589

IDENTIFICATION REFERENCE

AUG 31 2 23 PM '89

DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

W. T. Clinard and wife, Jessie B. Clinard

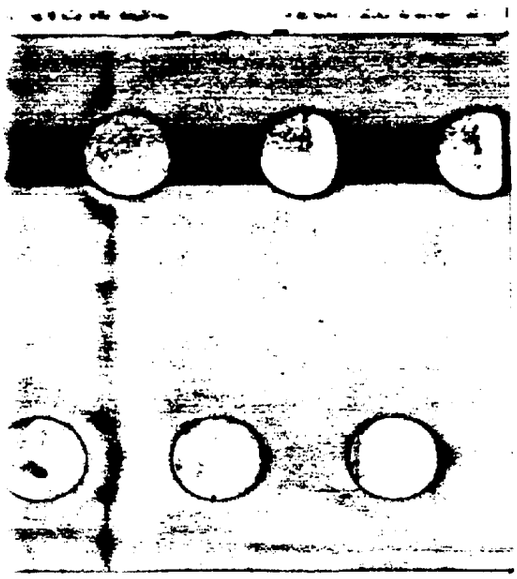
TO

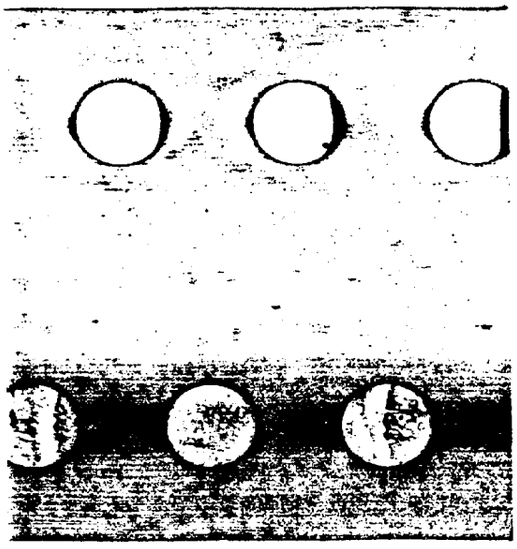
Wayne Epperly

RETURN TO:

William D. Castleman
213 A Ward Circle
Brentwood, TN 37027

1408 08/31 0101 03CHECK 53.20





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7928 PAGE 23

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	14000.00
CON TX	46.20
PRFEE	1.00
WDEED	6.00
TOTAL	53.20
CHECK	53.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/31/89 01 14:24 0001 1408

62589

IDENTIFICATION REFERENCE

AUG 31 2 23 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 244601