wnd329:sh:09/07/89

BOOK 7939 PAGE 176

File Box 6

FROM: Hazel S. Vance

TO: William N. Dearborn

THIS INSTRUMENT PREPARED BY: WND
DEARBORN & EWING, ATTORNEYS
SUITE 1200, ONE COMMERCE PLACE
NASHVILLE, TENNESSEE 37239

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
William N. Dearborn 1200 One Commerce Place Nashville, TN 37239	Same	Map 103-4 Parcel 104

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 90,000 —.

William N. Dearborn
Affiant

Subscribed and sworn to before me, this the 15th day of September, 1989.

Sue B. Harding
Notary Public

My Comm. Expires: 11-10-91

GENERAL WARRANTY DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Hazel S. Vance, an unmarried person, hereinafter called "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto William N. Dearborn, an unmarried person, herein called "GRANTEE", his successors, heirs, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 1 on the Plan being a resubdivision of the westerly 100 feet of Lot 52 on the Plan of West End Annex, of record in Book 6050, page 82, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.
>
> Being part of the same property conveyed to Cecil E. Vance and wife, Hazel S. Vance, by deed from John B. Leathers and wife, Irene Leathers, A. H. Leathers, Jr. and wife, Julia Leathers, Fannie Leathers Russell and husband, H. C. Fussell, and Emma Leathers Dews and husband, C. P. Dews, of record in Book 1025, page 17, Register's Office for said County, the said Cecil E. Vance having since died.

Said property is transferred subject to the limitations, restrictions, and encumbrances set forth below:

1. 1989 Metropolitan Government taxes.

2. The Plan of record in Book 6050, page 82, Register's Office for said County.

This is improved property known as 4027 Nebraska Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors, heirs, and assigns, forever, and GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and GRANTOR does further covenant and bind itself, its heirs, successors, assigns, and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, its heirs, successors, 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 my hand this 7th day of September, 1989.

Edward H. Vance

Hazel S. Vance by Edward H. Vance
as Attorney-in-Fact

Hugh F. Vance

Hazel S. Vance by Hugh F. Vance,
as Attorney-in-Fact

Under Power of Attorney of Record
in Book 7797, page 717, Register's
Office for Davidson County, TN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 7th day of September, 1989, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Edward H. Vance, to me known to be the person who executed the foregoing instrument in behalf of Hazel S. Vance, and acknowledged that he executed the same as the free act and deed of the said Hazel S. Vance.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of September, 1989.

Notary Public

My Commission Expires: My Commission Expires May 8, 1991

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 7th day of Sept., 1989, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Hugh F. Vance, to me known to be the person who executed the foregoing instrument in behalf of Hazel S. Vance, and acknowledged that he executed the same as the free act and deed of the said Hazel S. Vance.

Witness my hand and official seal at Nashville, Tennessee, this 7th day of September, 1989.

Notary Public

My Commission Expires: My Commission Expires May 8, 1991

WND330:09/05/89

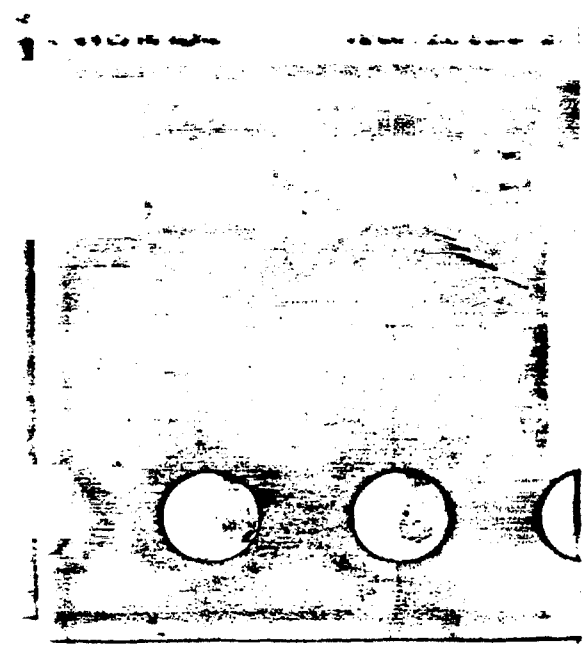
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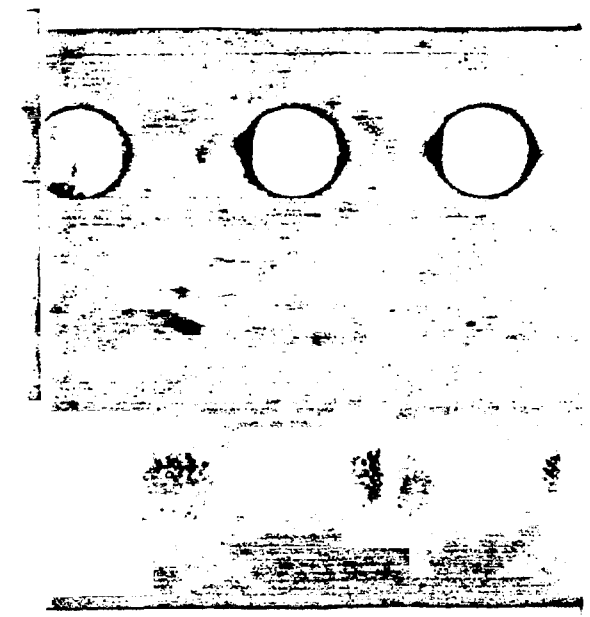
IDENTIFICATION REFERENCE

SEP 15 3 05 PM '89

DAVIDSON COUNTY, TN

5227 09/15 0101 03CHECK 307.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7939 PAGE 179

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	90000.00
CON TX	297.00
PRFEE	1.00
WDEED	9.00
TOTAL	307.00
CHECK	307.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/15/89 01 15:45 0001 5227

6 6 5 8 9

IDENTIFICATION REFERENCE

SEP 15 3 45 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 249214