BOOK 7968 PAGE 384 FILE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 46,900.00

Fulton Thomas Phelps
Affiant

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

Notary Public

MY COMMISSION EXPIRES: November 10, 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAW OFFICE OF RICHARD MANSON, 1314 Fifth Ave. North, Suite 300, Nashville, Tennessee 37208-2726

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fulton Thomas Phelps (NAME)	Third National Bank in (NAME)	81-3-338
2225 11th Avenue North (ADDRESS)	P.O. Box 305110 (ADDRESS)	
Nashville, TN 37208 (CITY) (STATE) (ZIP)	Nashville, TN 37230-5110 (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, William A. James, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fulton Thomas Phelps and Rena Mai Ellison, both unmarried

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 Lot No. 9 on the Plan of Kellow Gardens, Section One, of record in Book 3500, page 11, Register's Office for said County.

Said Lot No. 9 fronts 50 feet on the westerly side of 11th Avenue North and extends back 134.5 feet on the southerly line and 170.9 feet on the northerly line to a line in the rear on which it measures 61.6 feet.

Being the same property conveyed to William A. James and wife, Nellie Mae James by deed from Herbert R. Rich, Trustee, with full power of record in Book 3890, page 264, said Register's Office.

76752

IDENTIF. TREFERENCE

Oct 26 11 29 AM '89

FELIX Z. WILSON ILEGISTER
DAVIDSON COUNTY TN.

9016 10/26 0101 03CHECK 161.77

unimproved ( )
This is improved (X) property, known as 2225 11th Avenue North, Nashville, TN 37208
(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 my hand this 25th day of October 19 89

William A. James

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 William A. James, unmarried

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of October, 19 89.

Commission expires November 10, 1991

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

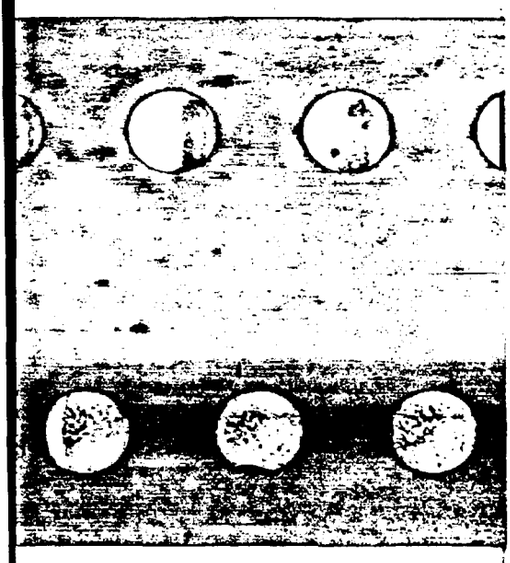
WARRANTY DEED

FROM
William A. James

TO
Fulton Thomas Phelps and Rena Mai Ellison

RETURN TO:
LAW OFFICE OF RICHARD MANSON
1314 Fifth Ave. North, Suite 300
Nashville, Tennessee 37208-2726





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 46900.00
CON TX 154.77
PRFEE 1.00
MDEED 6.00
TOTAL 161.77

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK CHECK 161.77

10/26/89 01 11:31 0001 9016

76752

IDENTIF. REFERENCE

OCT 26 11 29 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 261132