Box 22

BOOK 7971 PAGE 672

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00

Lee Anne Turner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF October, 19 89

Notary Public

MY COMMISSION EXPIRES: 11-12-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY I. DYKE TATUM, Attorney		
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203		
ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
Lee Anne Turner (NAME)	C&S REAL ESTATE SERVICES, INC. (NAME)	91-15-125
5203 Elkins Avenue (STREET ADDRESS OR ROUTE NUMBER)	Attn: Tax Dept. P. O. Box 151 (STREET ADDRESS)	12W-00315
Nashville, TN 37209 (CITY) (STATE) (P.O.ZIP)	Tucker, GA 30085-0151 (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, Mary Helen Scott and June M. Smithey, Trustees

June M. Smithey, Executrix Under the Estate of Rosa Murphy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lee Anne Turner, 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:

LAND in Davidson County, Tennessee, being a part of Block No. 12, on the Plan of Realty Savings Bank & Trust Co.'s Revised Plan of West Extension of Charlotte Park Company's First Addition, of record in Book 421, page 18, Register's Office for Davidson County, Tennessee. and being more particularly described according to a survey made by John B. Kohl, III, dated September 27, 1989, as follows:

BEGINNING at a point in the southerly margin of Elkins Avenue, 50 feet westerly from the Southwest corner of 52nd Avenue North (also known as 11th Street) and Elkins Avenue; thence running in a southerly direction and parallel to 52nd Avenue North, 200 feet to a point; thence in a westerly direction and parallel with Elkins Avenue, 50 feet to a point; thence in a northerly direction, 200 feet to the southerly margin of Elkins Avenue; thence in an easterly direction along Elkins Avenue, 50 feet to the point of BEGINNING.

BEING the same property conveyed to Clifford Murphy and wife, Rosa Murphy, by deed from J. R. Rucker and wife, Lossie Rucker, of record in Book 879, page 96, Register's Office for Davidson County, Tennessee. The said Clifford Murphy died on December 6, 1976. Said property was then vested in Mary Helen Scott, Trustee and June M. Smithey, Trustee, by Quitclaim Deed from Rosa Murphy, by Attorney-in-Fact June Smithey, of record in Book 7446. page 532, Register's Office for Davidson County, Tennessee. Rosa Murphy beneficiary under said Trustee has subsequently died testate and by Will of record in Book 168, page

unimproved ( )
This is improved (X) property, know as 5203 Elkins Avenue, Nashville, TN 37209
(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 convenant 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 their hand s this 26th day of October, 19 89

Mary Helen Scott Trustee
Mary Helen Scott, Trustee

June M. Smithey trustee
June M. Smithey, Trustee

June M. Smithey Exct.
Executrix Under the Estate of
Rosa Murphy

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Helen Scott and June M. Smithey

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 26th day of October, 1989

Commission expires 11-12-89

Notary Public

* or proved to me on the basis of satisfactory evidence.

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, 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 _____

* or proved to be on the basis of satisfactory evidence.

Notary Public

WARRANTY DEED

FROM
Mary Helen Scott and June M. Smithey, Trustees

TO
Lee Anne Turner, Unmarried

I. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

87, Probate Court, devised subject property to June M. Smithey, Executrix.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

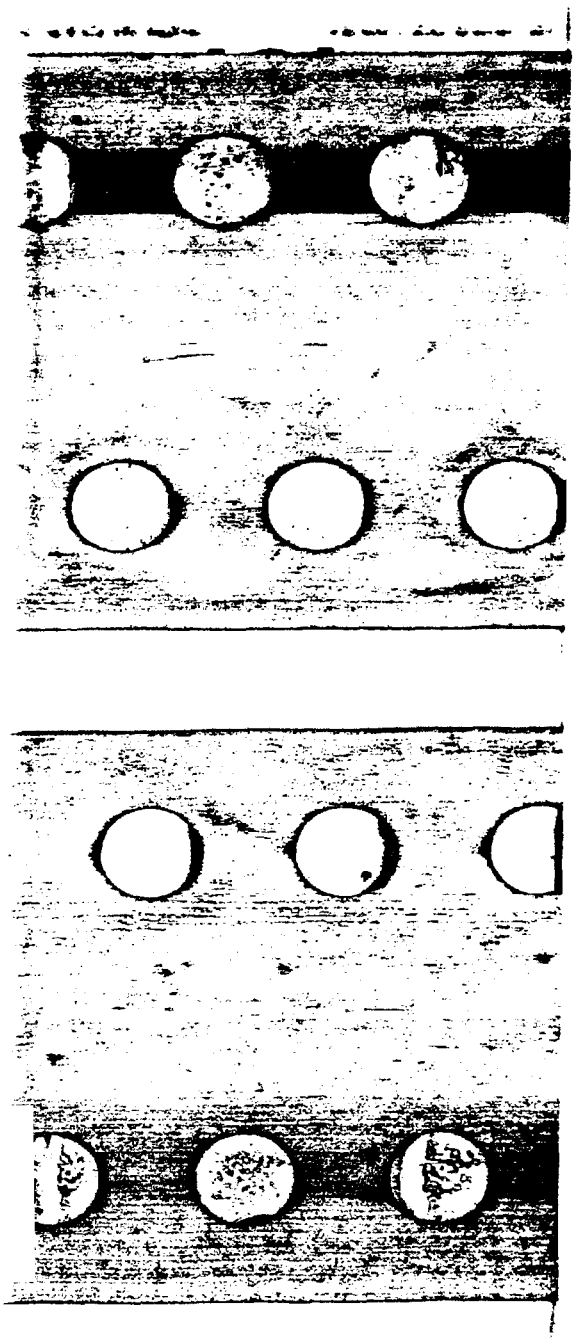
77901

IDENTIF. TREFERENCE

Oct 31 11 07 AM '89

FELIX Z. HALL, REGISTER
DAVIDSON COUNTY, TN.

0375 10/31 0101 03CHECK 125.80



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	36000.00
CON TX	118.80
PRFEE	1.00
WDEED	6.00
TOTAL	125.80
CHECK	125.80

10/31/89 01 11:08 0001 0375

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.7.901

IDENTIF. REFERENCE

Oct 31 11 07 AM '89

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 262468