Box 17

BOOK 8040 PAGE 119

THIS INSTRUMENT WAS PREPARED BY: M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230 - 392 Harding Place, Nashville, TN 37211

WARRANTY DEED

Address of New Owner(s):	Send Tax Bills To:	Map/Parcel Numbers:
Annette N. Jackson 320 South 19th Street Nashville, TN 37206	Same	Map 83-14 Parcel 281

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged; including the assumption by the Grantee of the balance of an indebtedness to Roy T. Alexander secured by a Deed of Trust of record in Book 6605, page 660, Register's Office for Davidson County, Tennessee,

I, Jacqueline Sanders, unmarried,

hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto

Annette N. Jackson

hereinafter called the Grantee(s), 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. 135 on the resubdivision of Lot Nos. 134 and 135, Edgefield Land Company's First Addition of record in Book 5800, page 385, Register's office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Jacqueline Sanders by deed from Annie L. Birdwell and Robert D. Birdwell of record in Book 7471, page 907, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (x) property, known as 320 S. 19th St., Nashville, TN

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 assigns, to warrant and defend title 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 2nd day of February, 1990.

Jacqueline Sanders
JACQUELINE SANDERS

IDENTIF. TREFERENCE
FEB 5 1 38 PM '90
DAVIDSON COUNTY TN.

01792

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jacqueline Sanders, the within named bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of February, 1990.

My Commission Expires:
7-24-93

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

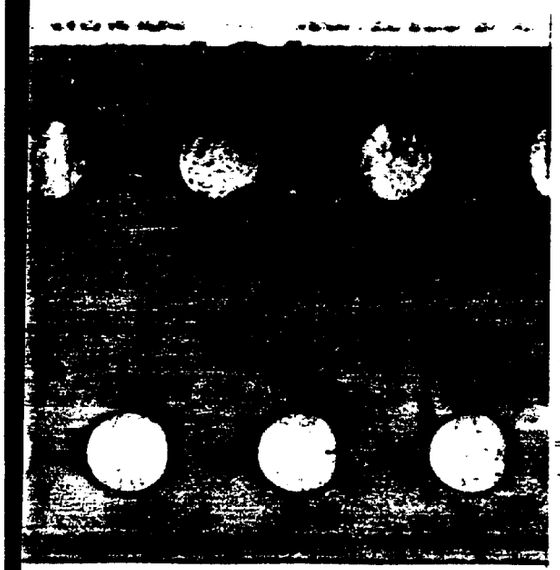
The actual consideration or value whichever is greater, for this transfer is $41,789.63.

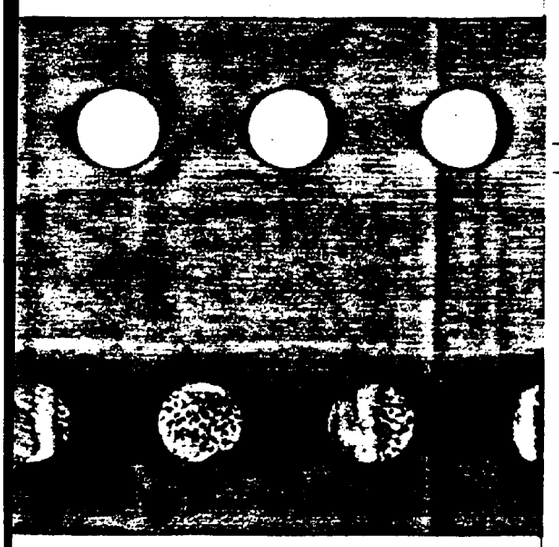
AFFIANT

Subscribed and sworn to before me this 2nd day of February, 1990.

My Commission Expires:
7-24-93

NOTARY PUBLIC





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

RECEIVED OF _____

FOR _____

BOOK 8040 PAGE 121

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 41789.63
CON TX 137.94
PRFEE 1.00
WDEED 6.00
TOTAL 144.94
CHECK 144.94

02/05/90 01 13:39 0001 0457

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01792

IDENTIF. REFERENCE

FEB 5 1 39 PM '90

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY TN.

No. 290484