(2 of 2)

MAP # 104-9
PARCEL # 113

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
Stokes & Bartholomew P.A.
424 Church Street
Nashville, TN 37219

ADDRESS NEW OWNER:
John L. Chambers
3721 Richland Avenue
Nashville, TN 37205

SEND TAX BILLS TO:
Third National Bank

BOOK 8050 PAGE 258

FOR AND IN CONSIDERATION of the sum of Ten dollars ($10.00), cash in hand paid by the hereinafter named GRANTEE(S) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged,

Minnie Carter Bailey, an unmarried woman

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

John L. Chambers and wife, Susan P. Chambers

hereinafter called the GRANTEE(S) their heirs, successors and assigns, a certain tract or parcel of land in Davidson county, state of Tennessee, described as follows:

Land situated in Davidson County, Tennessee, being the westerly one-half of Lot No. 22, Block 7, Division "A", on the Plan of the Richland Realty Company, as of record in Book 161, page 151, Register's Office for Davidson County, Tennessee.

Said westerly one-half of Lot No. 22 begins at a point on the South side of Richland Avenue, two hundred (200) feet East of Christopher Street; running thence southwardly in a line parallel with the easterly margin of Christopher Street, two hundred (200) feet, more or less, to a point, which is two hundred (200) feet East of Christopher Street; thence eastwardly in a line parallel with Richland Avenue, fifty (50) feet, to a point; thence northwardly and parallel with Christopher Street, two hundred (200) feet, more or less to a point on the southerly margin of Richland Avenue; thence westwardly along the southerly margin of Richland Avenue, fifty (50) feet, to the beginning.

Being the same property conveyed to Rowena Carter Bailey by deed from Sexton Improvements Company, a partnership composed of Houston E. Sexton, Charles L. Sexton and Church L. Sexton, of record in Book 716, page 427, Register's Office for Davidson County, Tennessee, and vested in Minnie Carter Bailey as devisee under the Will of Rowena Carter Bailey, deceased, of record in Will Book 105, page 287, Probate Court for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 3721 Richland Avenue Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their successors, heirs and assigns, forever, and we do covenant with the said GRANTEE(S) 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), their successors, 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.

In witness whereof, the GRANTOR(S) have hereunto set their hand (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 15th day of February, 1990.

GRANTOR(S)

Minnie Carter Bailey

05559
IDENTIF. REFERENCE
FEB 22 1 44 PM '90
DAVIDSON COUNTY TN.

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, R. L. Moore, a Notary Public in and for said County and State, Minnie Carter Bailey the within 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 office, this 15th day of February 1990.

R. L. Moore
Notary Public

My commission expires:
November 21, 1992

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,000.00.
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF February, 1990.

Affiant

R. L. Moore
Notary Public

MY COMMISSION EXPIRES:
November 21, 1992

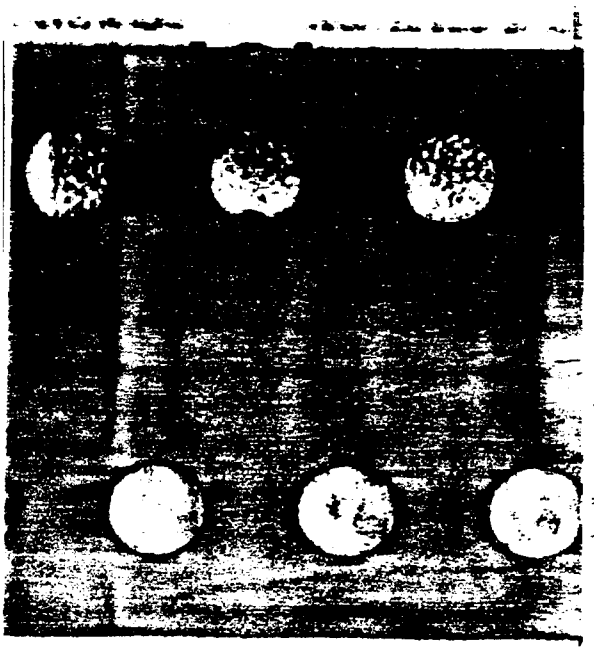
EXCEPTIONS

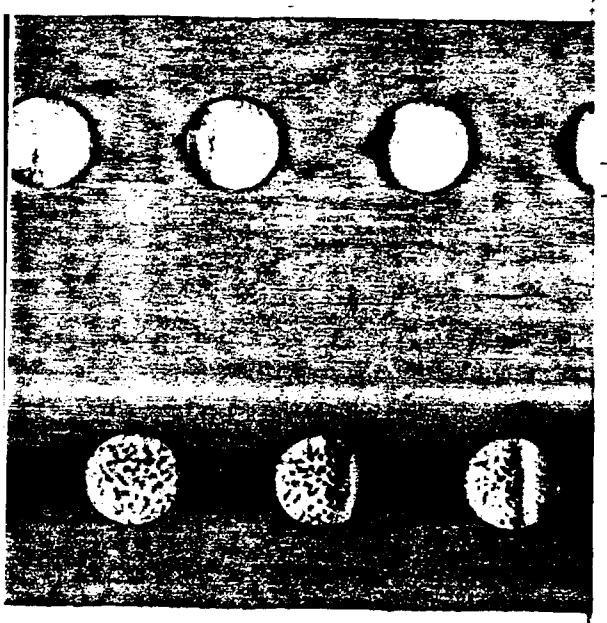
1. Taxes for 1990 a lien but not yet due and payable.

~~2. Easement for support of party walls of a double garage situated on the rear portion of the land in question.~~

3. Easement for 8 inch sewer across premises, as shown on the plan in the Office of the City Engineer of The City of Nashville.

4875 02/22 0101 03CHECK 452.50





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

RECEIVED OF _____

FOR _____

BOOK 8050 PAGE 260

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	
				135000.00
			CON TX	445.50
			PRFEE	1.00
			WDEED	6.00
			TOTAL	452.50
			CHECK	452.50
02/22/90	01		13:42 0001	4875

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05559

IDENTIF. REFERENCE

Fe 22 1 44 PM '90

FELIX Z. WILSON JR. CLERK
DAVIDSON COUNTY TN.

No. 294851