BOOK 8083 PAGE 554 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,815.27

Susan Brooks (Exec.)
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF April, 1990

Notary Public

MY COMMISSION EXPIRES: 5-20-92
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles R. Niewold, 214 Third Avenue, North, Nashville, TN 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Gary T. Betty	Lomas Mortgage USA	M43-13
(NAME)	(NAME)	P230
425 Elm Street		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	11D-48825
Madison, TN 37115		
(CITY) (STATE) (P.O. ZIP)	(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, Susan Brooks, Executrix of the Estate of Roger D. Rittenberry and Edward Rittenberry, father of the deceased, Edward Rittenberry

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary T. Betty, 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. 25 and the westerly part of Lots Nos. 17 and 18 of the Plan of Forrest Park Subdivision, Block "H", as of record in Book 843, page 44, Register's Office for Davidson County, Tennessee.

SAID Lot No. 25 and the westerly parts of Lots Nos. 17 and 18 front 67 feet on the northerly margin of Elm Street and extends back 200 feet on a borken three-sided line on the easterly line and 200 feet on the westerly line to a line in the rear measuring 42 feet thereon.

BEING the same property conveyed to Roger D. Rittenberry by deed from Jeannine B. Hamblen by deed of record in Book 7251, page 698, Register's Office for Davidson County, Tennessee. The said Roger D. Rittenberry having since died and said property leaving a Will dated the 25th day of April, 1985. The Will was admitted to probate on the 20th day of September, 1988, in the Probate Court for Davidson County, Tennessee, docket no. 91441. The Executrix is duly qualified.

Grantee hereby assumes and agrees to pay the mortgage held by Lomas Mortgage USA of record in Book 6742, page 202, said Register's Office.

This conveyance is subject to such easements, setback lines and restrictive covenants of record in the Register's Office for Davidson County, Tennessee. This sale is also subject to any and all unpaid taxes.

This deed was prepared by information obtained from the Grantors.

unimproved ( ) This is improved (X) property, known as 425 Elm Street Madison, TN 37115
(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 our hand s this 6th day of April, 1990

Susan Brooks (Exec.)
Susan Brooks, Executrix

Gary T. Betty
Gary T. Betty

Edward Rittenberry
Edward Rittenberry

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Susan Brooks, Edward Rittenberry and Gary T. Betty

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of April, 1990.

Commission Expires 5-20-92

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM
Susan Brooks, Executrix of the Estate of Roger D. Rittenberry and Edward Rittenberry, father of the deceased, Roger D. Rittenberry

TO
Gary T. Betty, unmarried

RUSH

128.44 CHECK 0101 90/04/06 9131

ATTORNEYS TITLE
A Minnesota Title Company

SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

117 168

IDENTIF. REFERENCE

AM 6 3 23 PM '90

DAVIDSON COUNTY TN



OFFICIAL RECEIPT

FELIX Z. WILSON, II

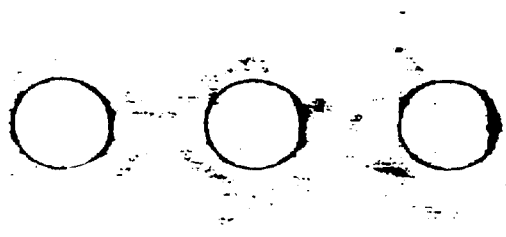
REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

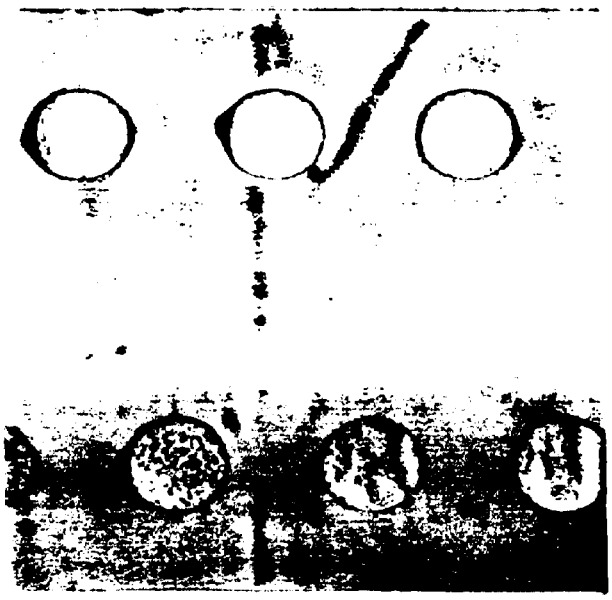
FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO 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	36815.27
CON TX	121.44
PRFEE	1.00
MDEED	6.00
TOTAL	128.44
CHECK	128.44

RECEIPT IS NOT VALID UNTIL CHECK IS PAID 04/06/90 15:20:40001 9131

I-7168

IDENTIF. REFERENCE

APR 6 3 23 PM '90

DAVIDSON COUNTY TN.

No. 308271