PREPARED BY (AND RETURN TO):
WILKINS & IVEY, Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157

Dav. Co. File: Box 8:
W & I Ref. (jcb) (Title No: 30133)

PERCY ... NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 57000.00

Karen Ann Kerce
Affiant

Sworn and subscribed before me this 30th day of April, 1990.

Notary Public

My Comm. Expires: 9/24/92

ADDRESS NEW OWNER:
Karen A. Kerce
1503 Ashwood Avenue
Nashville, TN 37212

MORTGAGEE:
NONE

MAP-PARCEL NUMBERS
104-16-343
22W-10030

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **David Huet-Vaughn and spouse, Yolanda Huet-Vaughn,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Karen A. Kerce,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being the westerly half of Lot No. 36 on the Belmont Land Company's plan of lots called Belmont Heights of record in Book 421, Page 34, Register's Office for said County.

SAID part of Lot No. 36 fronts 50 feet on the southerly margin of Ashwood Avenue and extends back between parallel lines 169 feet to an alley in the rear.

BEING the same property conveyed to David Huet-Vaughn and wife, Yolanda Huet-Vaughn by deed from Elder M. E. Barton, a widow, of record in Book 5079, Page 907, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to the matters set forth in the above referenced plan of record.

2307.0.

IDENTIFICATION REFERENCE

MAY 1 3 17 PM '90

DAVIDSON COUNTY, TN

7776 05/01 0101 03CHECK 195.10

This is improved property, known as: 1503 Ashwood Avenue, Nashville, TN 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 27th day of April, 1990.

4-27-90 DNV

David Huet-Vaughn

Yolanda Huet-Vaughn

State of Kansas
County of ...

On this 27th day of April, 1990, before me the undersigned authority, personally appeared David Huet-Vaughn and Yolanda Huet-Vaughn, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

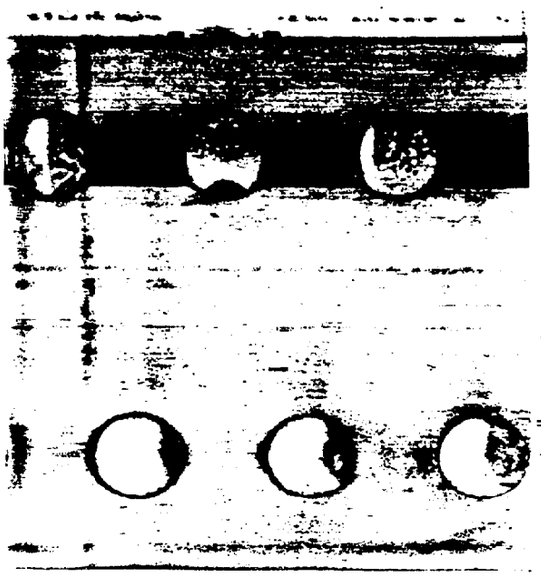
CARLENE F. LOLLIS
My Appt. Exp. ...

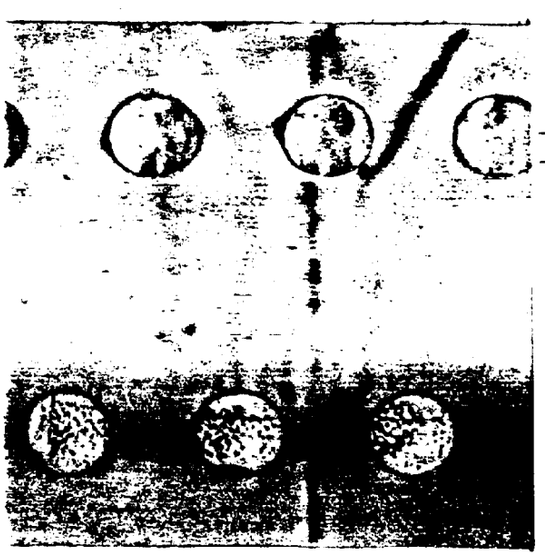
My Commission Expires: ...

Notary Public

(AFFIX NOTARIAL SEAL)

W & I 12/89





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8099 PAGE 984

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 57000.00
CON TX 188.10
PRFEE 1.00
WDEED 6.00
TOTAL 195.10
CHECK 195.10

05/01/90 01 15:18 0001 7776

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2307.0.

IDENTIFI REFERENCE

MAY 1 3 17 PM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 315276