BOOK 8100 PAGE 120

THIS INSTRUMENT PREPARED BY:
Andrew B. Gibson, Jr.
CLEMENT & GIBSON
Suite 600, Noel Place
200 Fourth Avenue North
Nashville, Tennessee 37201

7819 05/01 0101 03CHECK 386.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is **$ 115,000.00**.

Timothy Dale Gregory
AFFIANT

Subscribed and sworn to before me this 27th day of APRIL, 1990.

NOTARY PUBLIC
My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Timothy Dale Gregory, et ux. 225 Cumberland Circle Nashville, TN 37214	MORTGAGEE	Map 96-5 Parcel 38

MORTGAGEE: Citizens & Southern Mortgage Corp.
Post Office Box 656
Tucker, Georgia 30085-0656

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid by the herein named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, EDGAR C. ALLEN, JR. and wife, RUTH G. ALLEN, hereinafter "GRANTOR" have bargained and sold, and by these presents do hereby transfer and convey unto TIMOTHY DALE GREGORY and wife, JEANNE BURTON GREGORY, hereinafter "GRANTEE", their heirs, representatives and assigns forever, that certain tract or parcel of land located in DAVIDSON County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, in the 3rd, formerly the 2nd, Civil District, BEING parts of Lots Nos. 56 and 57 on the Plan of Bluefield, as of record in Book 843, page 34, Register's Office for Davidson County, Tennessee.
>
> Said parts of Lots Nos. 56 and 57 front 243.3 feet on the easterly side of Cumberland Circle and extend back between lines, 287.7 feet on the northerly line and 273.0 feet on the southerly line, to a broken line in the rear, measuring 148.6 feet thereon.
>
> BEING the same property conveyed to EDGAR C. ALLEN, JR. and wife, RUTH G. ALLEN, by deed from William Reece Jacobs and Mary Frank Jacobs Niederhauser, of record in Book 2922, page 131, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: 225 Cumberland Circle, Nashville, Tennessee 37214.

This conveyance is made subject to the following:

1. Taxes for the current year which have been prorated between the parties and assumed by the Grantee.

2. Those matters as they appear on the Plan of record in Book 843, page 34, Register's Office for Davidson County, Tennessee.

3. Restrictive covenants contained in an instrument of record in Book 737, page 258, Register's Office for Davidson County, Tennessee.

4. Privilege of making water taps, as set out in deed from Bransford Realty Company to George S. Jacobs and wife, of record in Book 1040, page 127, Register's Office for Davidson County, Tennessee.

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, their heirs, representatives and assigns forever.

And GRANTOR does covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and warrant that the same is unencumbered, except as set forth above.

GRANTOR does further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEE, their heirs, representatives and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands on this the 26th day of APRIL, 1990.

Edgar C. Allen Jr.
EDGAR C. ALLEN, JR.

Ruth G. Allen
RUTH G. ALLEN

STATE OF KENTUCKY)
COUNTY OF Jefferson)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared EDGAR C. ALLEN, JR. AND WIFE, RUTH G. ALLEN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that THEY executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 26th day of APRIL, 1990.

Byron C. Carroll
NOTARY PUBLIC

My Commission Expires: December 3, 1992

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c:\debdred\dh/4/90

23113

IDENTIFICATION REFERENCE

MAY 1 3 51 PM '90

DAVIDSON COUNTY, TN

RUSH

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

RECEIVED OF _____

FOR _____

BOOK 8100 PAGE 122

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	
				115000.00
			CON TX	379.50
			PRFEE	1.00
			WDEED	6.00
			TOTAL	386.50
			CHECK	386.50
05/01/90	01		15:51 0001	7819

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2311.3

IDENTIFI REFERENCE

MAY 1 3 51 PM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 315319