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IDENTIFICATION REFERENCE

Prepared by:
Monica D. Edwards, Esq.
112 Stahlman Building
Nashville, Tennessee 37201

JUN 13 1 52 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

ADDRESS OF NEW OWNER:
Nancy A. Edmiston,
Patricia A. Lanier,
and Wilma Goodrich
1902 Cephas Street
Nashville, TN 37208

SEND TAX BILLS TO:
SAME

MAP 81-7
Parcel 416
2W 19580

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF **TWENTY EIGHT THOUSAND ($28,000.00) DOLLARS, HOWARD L. CAUGHRON,** GRANTOR, has bargained and sold, and by these presents does transfer and convey unto the said **NANCY A. EDMISTON, PATRICIA A. LANIER, and WILMA GOODRICH,** GRANTEES herein, their heirs and assigns certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 15 on the Plan of Cephas Woodard's Subdivision of Lots 5 and 6, Woodard Plan, of record in Book 161, Page 174, Register's Office for Davidson County, Tennessee.

SAID Lot No. 15 fronts 50 feet on the easterly side of Cephas Avenue and runs back between parallel lines 115 feet to an alley.

BEING the same property conveyed to Howard L. Caughron by deed from J.A. Carney, Substitute Trustee of record in Book 7859, Page 797, Register's Office for Davidson County, Tennessee. Marguerite K. Caughron, spouse of Howard L. Caughron, grantor herein, joins in this conveyance for the purpose of conveying any and all rights she may have by virtue of marriage to said grantor.

THIS conveyance is subject to a Deed of Trust of record in Book 7893, Page 585, payable to ABQ Financial Services.

This is improved property known as 1902 Cephas Street, Nashville, Tennessee 37208.

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEES, their heirs and assigns, forever. And GRANTOR does covenant with the said GRANTEES that GRANTOR is lawfully seized an possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, unless otherwise herein set out. And he does further covenant and bind himself, his 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.

WITNESS our hands this 11th day of June, 1990.

HOWARD L. CAUGHRON

MARGUERITE K. CAUGHRON

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **HOWARD L. CAUGHRON and wife, MARGUERITE K. CAUGHRON,** the bargainors, 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, Davidson County, Tennessee, this 11th day of June, 1990.

NOTARY PUBLIC

My Commission Expires: 7-6-91

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

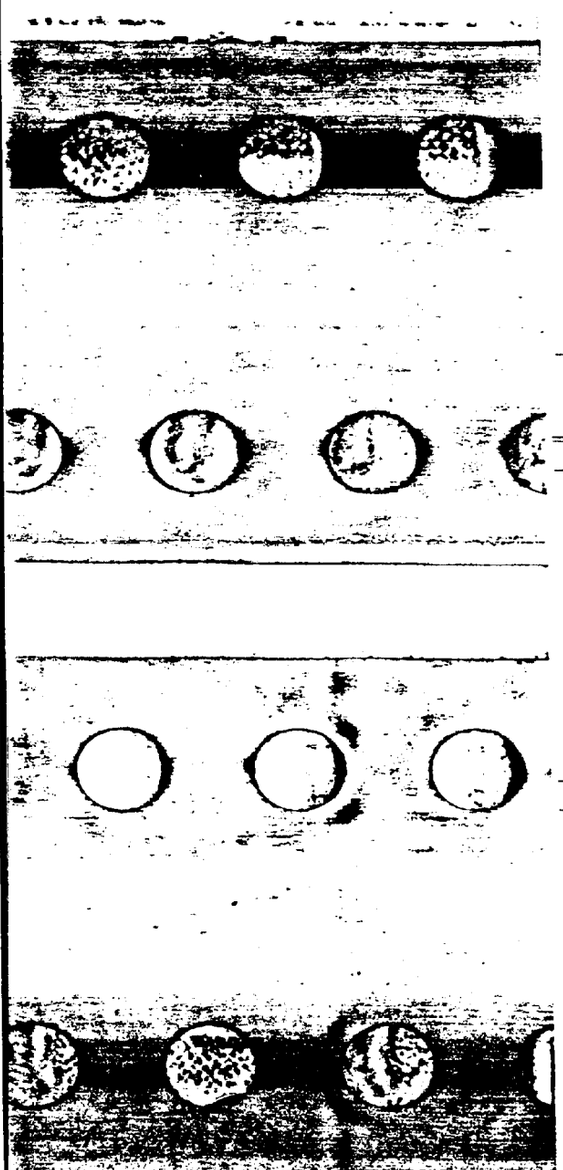
The actual consideration for this transfer or value of property (whichever is greater) is **TWENTY EIGHT THOUSAND ($28,000.00) DOLLARS.** This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

SWORN to and SUBSCRIBED before me this 11th day of June, 1990.

NOTARY PUBLIC

My Commission Expires: 11/27/93



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

RECEIVED OF _____

FOR _____

BOOK 8130 PAGE 682

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 28000.00
				CON TX 92.40
				PRFEE 1.00
				WDEED 6.00
				TOTAL 99.40
				CHECK 99.40
06/13/90	01			13:52 0001 0173

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

337.42

IDENTIFICATION REFERENCE

JUN 13 1 52 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 327825